

TERRACE SURFACE

30 m<sup>2</sup>



LIVING SURFACE

130 m<sup>2</sup>



BEDROOMS

3



BATHROOMS

3

## Flat at Etterbeek

 **Rue Jacques de Lalaing 40/L10.1, 1040 Etterbeek**

Presented by Yanis Morsa: 0487 71 46 10 / [yanis.morsa@victoire.be](mailto:yanis.morsa@victoire.be)

Victoire Junot is offering this magnificent, fully furnished apartment exclusively in the luxury development 'The One'. It has a surface area of 130 m<sup>2</sup> with a beautiful, large south-facing terrace of 30 m<sup>2</sup> overlooking the European quarter. The property, located on the 10th floor, comprises an entrance hall with cloakroom and separate guest WC, a large living area with a fully equipped open-plan kitchen, 3 bedrooms, 3 shower rooms, a laundry room and a cellar. Gas heating. Bike storage. Parking available for £150/month. Company lease possible.

Excellent energy performance rating: B+.


To be discovered at Victoire - Junot - [www.victoire.be](http://www.victoire.be) - Tel: 02 375 10 00

## Characteristics

### GENERAL

Type	flat	City	Etterbeek
Price	€ 2.950	Living surface	130 m²
Terrace surface	30 m²	Bedrooms	3
Bathrooms	3	Parkings (indoor)	1
Floor	10	Floors	21
Furnished	✓	Available	mits inachtneming huurders
		Construction year	2018
State	Very good state	Facades	2
Kitchen (type)	US hyper equipped	Toilets	2
Laundry room	✓	Heating (type)	collective
		Heating	gas (centr. heat.)
Neighborhood	city	Neighborhood	central
Cellar	✓	Elevator	✓
Double glass	✓	PEB	66 kW/m²
		PEB category	B

### MANDATORY INFO

Building permit	Summons and recovery claim
Not announced	Not announced
Urban destination	Pre-emption right
Not announced	Not announced
Subdivision permit	 Flood prone area
Not announced	not located in flood area

### FINANCIAL

Tenant charges	Rental deposit
385 €	2 months

