



€ 4.450 | STERREBEEK | REF. 7347433



LIVING SURFACE

 286 m²


BEDROOMS

5



BATHROOMS

5

Flat at Sterrebeek

 **Du Roy de Blicquylaan 13/022, 1933 Sterrebeek**

Presented by Carla Rodriguez : 0494 07 97 54 / carla.rodriguez@victoire.be

Exclusively presented by Victoire-Junot: A unique lifestyle opportunity at the gateway to Brussels, surrounded by nature. This apartment with an area of 286 m² offers an exceptional residential opportunity, ideally located at the entrance of Brussels, within a lush 75-hectare estate. Nestled between Sterrebeek, Tervuren, and Wezembeek-Oppem, it enjoys a peaceful setting, breathtaking views of nature and the golf course, all while benefiting from close proximity to the city.

The Sterea estate provides an exclusive living environment with premium sports and wellness facilities, including the renowned Le National Golf Club and the David Lloyd sports center.

A true embodiment of luxury, comfort, and sophistication, the apartment impresses with high-end materials and meticulous finishes. It features spacious, light-filled living areas, a fully equipped open-plan kitchen with utility room, and two large south-facing terraces offering stunning views over the water and golf course.

The master suite is complemented by four additional bedrooms, each with its own shower room, as well as two separate bathrooms.

Three underground parking spaces and private cellars complete this exceptional property.

Energy performance: PEB A – Outstanding energy efficiency

Indulge in the extraordinary.

Exclusively available through Victoire-Junot – www.victoire.be – Tel: +32 2 375 10 00

Characteristics

GENERAL

Type	flat	City	Sterrebeek
Price	€ 4.450	Living surface	286 m ²
Bedrooms	5	Bathrooms	5
Parkings (indoor)	3	Floor	2
Floors	3	Available	onmiddellijk
Construction year	2019	State	Very good state
Facades	2	Kitchen (type)	hyper equipped
Office	✓	Office area	12 m ²
Laundry room	✓	Toilets	4
Neighborhood	golf	Heating (type)	individual
Cellar	✓	Heating	gas
Double glass	✓	Neighborhood	woods
		Elevator	✓
		PEB	59 kW/m ²
		PEB category	A

MANDATORY INFO

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

FINANCIAL

Tenant charges	Rental deposit
400 €	3 months

