



€ 3.100 | SINT-PIETERS-WOLUWE | REF. 7545060



LIVING SURFACE

220 m<sup>2</sup>



LAND SURFACE

405 m<sup>2</sup>



BEDROOMS

5



BATHROOMS

2



GARAGES

1

## House at Sint-Pieters-Woluwe

**Avenue des Eperviers 32, 1150 Sint-Pieters-Woluwe**

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

Victoire - Junot is pleased to offer you this exclusive 220 m<sup>2</sup> 3-fronted house in Woluwe-Saint-Pierre, in the popular Chant d'Oiseau district, close to shops, public transport and schools. It comprises a bright 45 m<sup>2</sup> L-shaped living room with open fireplace and electric shutters, a new super-equipped kitchen, 5 bedrooms (16 m<sup>2</sup>, 16 m<sup>2</sup>, 11 m<sup>2</sup>, 10 m<sup>2</sup>, 9 m<sup>2</sup>), a study, two shower rooms and a laundry area in the garage. The property also has a south-west-facing terrace and garden, gas heating, a garage for one car and an outdoor parking space in front of the garage. Available from 01/10/2025.

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

## Characteristics


### GENERAL

Type	house
Price	€ 3.100
Land surface	405 m²
Bedrooms	5
Shower rooms	1
Parkings	1
Available	onmiddellijk
State	Very good state
Facades	3
Office	✓
Laundry room	✓
Neighborhood	residential area
Double glass	✓

City	Sint-Pieters-Woluwe
Living surface	220 m²
Terrace surface	20 m²
Bathrooms	1
Garages	1
Floors	2
Construction year	1960
Garden surface	200 m²
Kitchen (type)	hyper equipped
Office area	12 m²
Toilets	3
Heating (type)	individual
Heating	gas
Neighborhood	residential area
PEB	211 kW/m²
PEB category	E

### MANDATORY INFO

Building permit	Not announced
Urban destination	Not announced
Subdivision permit	Not announced

Summons and recovery claim	Not announced
Pre-emption right	Not announced
 Flood prone area	not located in flood area

### FINANCIAL

Rental deposit	2 months
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