



€ 395.000 | SCHAEERBEEK | REF. IKE - COMMERCE



LIVING SURFACE

120 m²

"VERY GOOD PROJECT" in Schaerbeek - 1 CASCO space for a commercial activity

 **Rue Godefroid Devreese 34, 1030 Schaerbeek**

VERY GOOD PROJECT, quite out of the ordinary - Victoire proposes : One attractive CASCO SPACE for a commercial activity - overlooking the terrace and communal garden. Well-designed common areas, innovative decoration. Cellar n° 5 included - 1 bike's space included. An inner common garden will be designed by Jan Bleys, taking into account the existing concrete structures and allowing free, generous, climbing greenery to expand onto the terraces. This friendly neighborhood is close to all the facilities you may need for an ideal lifestyle. The wide, tree-lined streets, with their unique Brussels townhouses, are also extremely charming. Sale subject to registration fees & VAT.

Characteristics

GENERAL

Type	Business	City	Schaerbeek
Price	€ 395.000	Living surface	120 m²
Heating	Gas	Floors	5
Available	To be agreed	Available	31-10-2026
Construction year	2026	Renovation year	2026
State	New	Facades	2
Double glazing		Lift	
Disabled access		Videophone	
Bus		Shops	
Primary school		Sport center	
Train station		Highway	
Town centre		Nursery	
Day care		Park	
Supermarket		Taxi	
Tram		Secondary school	
Doctor		Possibility of connecting : Water / Gas / Electricity	
PEB	45 kW/m²	PEB category	A
EPC code	A		

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	Non-flood zone

FINANCIAL

Price
€ 395.000

