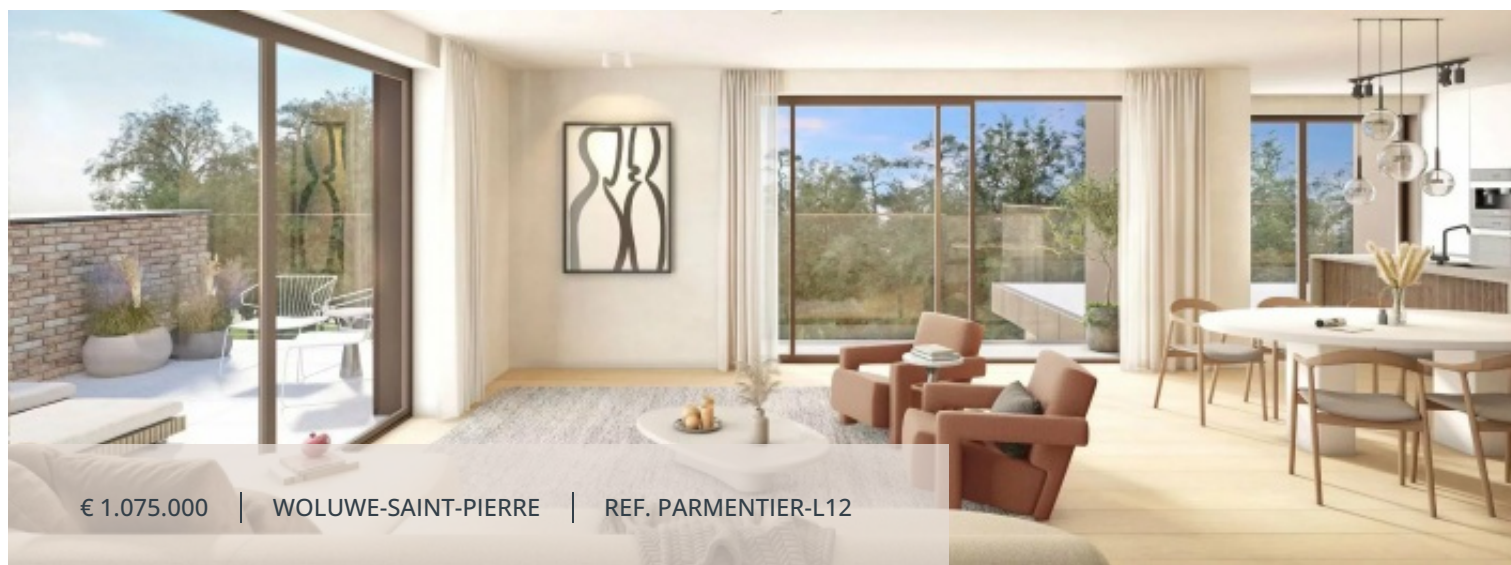




LIVING SURFACE

148 m<sup>2</sup>



BEDROOMS

3



BATHROOMS

2



TERRACE SURFACE

24 m<sup>2</sup>

## "PARMENTIER" Project – Exceptional 2nd floor apartment – 3 bedrooms with terraces

 **Avenue Edmond Parmentier 2-4-6, 1150 Woluwe-Saint-Pierre**

Victoire Junot presents the "Parmentier" project – a residence of remarkable standing in Woluwe-Saint-Pierre. This new building is composed of 16 units and enjoys an ideal location in the heart of the highly sought-after residential area of Woluwe-Saint-Pierre. Located on the 2nd floor, this spacious three-bedroom apartment with terraces is arranged as follows: The entrance hall, featuring a cloakroom area, separate toilet, and utility room, leads on one side to the beautiful living room and fully equipped kitchen, and on the other side to the private area comprising the bedrooms. The large living and dining area, together with the fully equipped kitchen, opens onto a pleasant south-facing terrace. The three bedrooms include a master suite with a dressing room and an en-suite bathroom featuring a double sink, bathtub, and shower. The two other bedrooms share a shower room with a single sink, shower, and private toilet. Two of the three bedrooms also have access to a second terrace offering an unobstructed view of the greenery. 1 cellar included and parking (1 mandatory and at an additional cost). Elegant and timeless finishes contribute to the exclusivity of this project. Every detail has been carefully considered to offer optimal living comfort. The developer relies on cutting-edge technology to meet today's standards for sustainability and energy performance: geothermal heating, heat pumps, solar panels... Everything is designed to combine energy efficiency, maximum comfort, and environmental respect. Located just steps away from the Woluwe parks, the Green Walk, the Mellaerts Ponds, and the area's prestigious sports clubs, this project offers a refined and leafy living environment, in immediate proximity to all amenities. Contact us today to discover this unique project and choose your future home.

# Characteristics

## GENERAL

|                                                       |             |
|-------------------------------------------------------|-------------|
| Type                                                  | Apartment   |
| Price                                                 | € 1.075.000 |
| Terrace surface                                       | 24 m²       |
| Bedrooms                                              | 3           |
| Floor                                                 | 2 / 5       |
| Construction year                                     | 2028        |
| Facades                                               | 2           |
| Bedroom                                               | 12 m²       |
| Lavatory                                              | 2           |
| Principal bedroom                                     | 15 m²       |
| Intercom                                              |             |
| Double glazing                                        |             |
| Disabled access                                       |             |
| Home automation                                       |             |
| Bike storage room                                     |             |
| Shops                                                 |             |
| Sport center                                          |             |
| Highway                                               |             |
| Secondary school                                      |             |
| Doctor                                                |             |
| Taxi                                                  |             |
| Airport                                               |             |
| Metro                                                 |             |
| Possibility of connecting : Water / Gas / Electricity |             |
| EPC code                                              | A           |

|                            |                       |
|----------------------------|-----------------------|
| City                       | Woluwe-Saint-Pierre   |
| Living surface             | 148 m²                |
| Heating                    | Heat pump, Geothermal |
| Bathrooms                  | 2                     |
| Available                  | To be agreed          |
| State                      | New                   |
| Bedroom                    | 15 m²                 |
| Bathroom                   | 2                     |
| Terrace                    | 24 m²                 |
| Living/dining/kitchen area | 52 m²                 |
| Videophone                 |                       |
| Lift                       |                       |
| Security door              |                       |
| Sliding windows            |                       |
| Bus                        |                       |
| Primary school             |                       |
| Train station              |                       |
| Nursery                    |                       |
| Day care                   |                       |
| Park                       |                       |
| Tram                       |                       |
| Town centre                |                       |
| Tennis                     |                       |
| PEB                        | 20 kW/m²              |
| PEB category               | A                     |

## MANDATORY INFO

Building permit  
Not announced

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Urban destination  
Not announced

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Subdivision permit  
Not announced

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Summons and recovery claim  
Not announced

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Pre-emption right  
Not announced

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 Flood prone area  
Non-flood zone

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## FINANCIAL

Price  
€ 1.075.000

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