



€ 817.500 | WOLUWE-SAINT-LAMBERT | REF. MALOU VIEW - B3B



LIVING SURFACE

120 m²



BEDROOMS

2



BATHROOMS

2



TERRACE SURFACE

14 m²

MALOU VIEW - 2 BEDROOM FLAT WITH REAR TERRACE

 **Boulevard de la Woluwe 62, 1200 Woluwe-Saint-Lambert**

Boulevard de la Woluwe is welcoming an exceptional new project: MALOU VIEW. Victoire-Junot proposes this 129 m² 2-bedroom apartment with a south-facing view at the rear of the building. An entrance hall with space for checkroom welcomes the utility/laundry room, and guest toilet. The 2 bedrooms face the front of the building, with the master bedroom benefiting from a bathroom (with bath and double washbasin) and separate toilet. A shower room (with shower and single washbasin) is adjacent to the second bedroom. The living room, including open-plan fitted kitchen and dining area, is at the rear of the apartment and extends onto the SOUTH-facing terrace. No cellar - Bicycle room included - Car parking available at €40,000 - Cargo bike parking at €5,000 The quiet surroundings add to the serenity of the setting. Located opposite to the Château and Parc Malou, the project offers an unobstructed view of this beautiful green environment, while being at the heart of a dynamic neighborhood. Sale subject to VAT (21% - possibility of reduced rate to 6% subject to conditions) - PEB A/B. A great opportunity in a privileged setting. Contact us to find out more or to arrange a project presentation.

Characteristics

GENERAL

Type	Apartment
Price	€ 817.500
Terrace surface	14 m²
Bedrooms	2
Floor	3 / 6
Available	30-10-2027
State	New
Bedroom	13.8 m²
Bathroom	2
Terrace	14 m²
Intercom	
Double glazing	
Disabled access	
Videophone	
Lift	
Bus	
Primary school	
Train station	
Airport	
Secondary school	
Doctor	
Taxi	
Shops	
Sport center	
Highway	
Secondary school	
Supermarket	
PEB	45 kW/m²
EPC code	A

City	Woluwe-Saint-Lambert
Living surface	120 m²
Heating	Heat pump
Bathrooms	2
Available	To be agreed
Construction year	2027
Facades	2
Bedroom	10.7 m²
Lavatory	2
Living room/dining area	48 m²
Videophone	
Lift	
Intercom	
Double glazing	
Disabled access	
Shops	
Sport center	
Highway	
Nursery	
Day care	
Supermarket	
Bus	
Primary school	
Train station	
Nursery	
Doctor	
Possibility of connecting : Water / Gas / Electricity	
PEB category	A

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
Potential flood zone

FINANCIAL

Price
€ 817.500

