



€ 1.275.000 | UCCLE | REF. CHANTECLER-A31



LIVING SURFACE

297 m<sup>2</sup>



BEDROOMS

5



BATHROOMS

5



TERRACE SURFACE

19 m<sup>2</sup>

## NEW PROJECT CHANTECLER - Impressive 5 bedroom penthouse with splendi terrace

 **Parvis Chantecler 246, 1180 Uccle**


Victoire-Junot proposes you this exceptional 5-bedroom duplex penthouse with a magnificent terrace, very atypical in size and layout on the top floor of the large part of the building, it features as follows: Beautiful entrance hall with large checkroom and separate WC. 3 of the 5 bedrooms are on either side of the hall, each with en-suite shower room and one with separate WC. The bright living room and super-equipped kitchen open onto the large terrace of 62m<sup>2</sup> and green roof. A staircase takes you to the top floor, which includes the last 2 bedrooms. One of the 2 bedrooms has a dressing area and a large shower room with toilet. The last bedroom has a lovely terrace of 20m<sup>2</sup>, separate toilet and shower room. A utility room completes this spacious apartment. Beautifully located in a quiet area of Uccle, not far from Linkebeek, the station is a 5-minute walk away and you're only 5 minutes from Fort Jaco/Vivier d'Oie by car. With its shared water tank (for the garden, the communal parts and WC's), exemplary insulation, high-performance windows and durable materials, the entire project has been carefully and rigorously designed to meet current energy standards. A communal vegetable garden will be planted on part of the plot. Delivery is scheduled for late 2026/early 2027. 1 cellar included and parking space available at an additional cost. Sale subject to registration fees for the land (12.5%) and VAT for the construction (6 % under conditions).

## Characteristics

### GENERAL

Type	Apartment	City	Uccle
Price	€ 1.275.000	Living surface	297 m <sup>2</sup>
Terrace surface	19 m <sup>2</sup>	Heating	Gas
Bedrooms	5	Bathrooms	1
Shower rooms	4	Floor	3 / 4
Available	To be agreed	Available	01-03-2027
Construction year	2027	State	New
Facades	3	Bedroom	10.5 m <sup>2</sup>
Kitchen	23 m <sup>2</sup>	Shower room	4
Lavatory	4	Terrace	19 m <sup>2</sup>
Living room/dining area	48 m <sup>2</sup>	Intercom	
Videophone		Lift	
Disabled access		Double glazing	
Triple glazing		Bus	
Shops		Primary school	
Sport center		Train station	
Highway		Secondary school	
Park		Nursery	
Day care		Doctor	
PEB	45 kW/m <sup>2</sup>	PEB category	A
EPC code	A		

### MANDATORY INFO

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

### FINANCIAL

Price

€ 1.275.000

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