SELL SERVICE
info@victoire.be
+32 (0)2 375 10 10



LIVING SURFACE	BEDROOMS	BATHROOMS	TERRACE SURFACE
94 m²	2	2	27 m²

Superb ground-floor apt with 2 bdr, terraces, garage & basement

DE LA RÉFORME 34 RUE, 1050 Ixelles

Superbly located in the prestigious Place Brugmann district, within a magnificent fully renovated/newly built building offering high-end finishes. Beautiful ground-floor apartment of ± 94sqm + 27sqm of terraces with remarkable ceiling heights. It is composed as follows: entrance hall, spacious living areas with access to the stunning terrace overlooking the park, fully equipped open kitchen, 2 bedrooms, full bathroom, shower room, basement storage (€5,000), parking space (€60,000). EPC C.

Characteristics

GENERAL

Type	Apartment	City	Ixelles
Price	€ 650.000	Living surface	94 m²
Terrace surface	27 m²	Heating	Gas
Bedrooms	2	Bathrooms	2
Floors	5	Construction year	2018
Renovation year	2019	State	Excellent condition
Facades	2	Bedroom	11 m²
Bedroom	10 m²	Kitchen	9 m²
Bathroom	2	Lavatory	2
Terrace	27 m²	Videophone	
Double glazing		Lift	
Security door		Bike storage room	
Airport		Highway	
Bus		Town centre	
Shops		Supermarket	
PEB	131 kW/m²	PEB category	C
EPC code	20200813-0000573163-01-3		

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 € 650.000	Syndicate fees 100 €

Victoire Junot

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