



€ 1.950.000 | WOLUWE-SAINT-PIERRE | REF. STOCKEL COAST-villa 1



LIVING SURFACE

320 m²



BEDROOMS

6



BATHROOMS

3



GARAGES

1



TERRACE SURFACE

6.45 m²

Stockel/Wezembeek - Project "Stockel Coast" : 1 splendid New villa

 **1150 Woluwe-Saint-Pierre**

On the very pleasant Avenue des Hêtres Rouges, close to Place Dumont, schools, and public transport (metro, bus, and airport), Victoire Junot invites you to discover this NEW 4-sided detached VILLA in a chic contemporary style. The villa benefits from a splendid view over a well-oriented, beautifully landscaped plot of approximately 11 ares. Spread over 3 floors, the villa offers the comfort of a new home with spacious, bright open-plan areas, and is laid out as follows: The entrance hall, with separate toilets, an office, and garage access, leads to the magnificent living area, including the living room, fully equipped kitchen, pantry, and dining room, extended by a pleasant terrace and garden. The first floor features 3 bedrooms, including the master with dressing room and en-suite bathroom, 2 shower rooms, a small laundry room, and separate toilets. The top floor includes the last 2 bedrooms, a TV lounge or playroom, a large bathroom, and separate toilets. A 75 m² basement completes the villa. Contemporary architecture and clean lines create a pleasant atmosphere designed for daily well-being. You will benefit from high-end, innovative building materials and impeccable finishes, ensuring an exemplary new construction. Sale under DE for the land (12%) and VAT regime (21%, possibly 6% under conditions). Contact us without delay for more details about this villa: 02 3751010 / new@victoire.be

Characteristics

GENERAL

Type	House
Price	€ 1.950.000
Terrace surface	6.45 m²
Bedrooms	6
Shower rooms	1
Floors	3
Available	31-12-2027
State	New
Bedroom	15.93 m²
Bedroom	12.65 m²
Bedroom	12 m²
Walk-in wardrobe	2
Lavatory	1.44 m²
Bathroom / Lavatory	11.45 m²
Principal bedroom	15.95 m²
Bathroom	7.75 m²
Eat-in kitchen	66.41 m²
Shower room	2.25 m²
Terrace	6.45 m²
Double glazing	
Double flow ventilation	
Videophone	
Sliding windows	
Triple glazing	
Bus	
Shops	
Primary school	
Day care	
Doctor	
Sport center	
Tennis	

City	Woluwe-Saint-Pierre
Living surface	320 m²
Heating	Geothermal
Bathrooms	2
Garages	1
Available	To be agreed
Construction year	2027
Garage	26.14 m²
Bedroom	16.5 m²
Bedroom	19.24 m²
Office	9.34 m²
Walk-in wardrobe	7.56 m²
Living-room	13.83 m²
Storage room	6.14 m²
Bathroom	4.05 m²
Hall	6.36 m²
Lobby	11.76 m²
Lavatory	1.83 m²
Hall	5.19 m²
Aluminum window	
Intercom	
Triple glazing	
Double flow ventilation	
Airport	
Movies	
Nursery	
Secondary school	
Hospital/clinic	
Metro	
Supermarket	
Public parking	

Airport	Highway
Bus	Shops
Nursery	Secondary school
Day care	Hospital/clinic
Doctor	Sport center
Supermarket	Tennis
University	Movies
Primary school	PEB 45 kW/m ²
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 Not announced

FINANCIAL

Price € 1.950.000

