



€ 4.200 | UCCLE | REF. AD-MZ-8-134-N



LIVING SURFACE

218 m²



BEDROOMS

3



BATHROOMS

3



TERRACE SURFACE

30 m²

Apartment at Uccle

 **HAMOIR 8 AVENUE/2.1 CP, 1180 Uccle**

Bien présenté par Maia Zinchenko: 0473365805, maia.zinchenko@victoire.be Alexandra Dewitte: 0473846161, alexandra.dewitte@victoire.be Victoire-Junot presents to you: Observatory: close to all amenities (transports, European school, shops) and in a new and high-standard building, beautiful apartment located on the second floor of 218 m² with 2 beautiful terraces of 23 and 7 m². The apartment consists of a spacious entrance hall, sumptuous living room of approximately 48.5 m² with access to the south terrace of 23 m², beautiful super-equipped American kitchen, laundry room, 3 bedrooms (31-16-18 m²), 1 shower room, 2 bathrooms, parquet throughout the apartment, lighting fixtures, closets, large cellar, 2 parking spaces (+ 200 EUR obligatory). Energy and soundproofing performance. Anti-break-in triple glazing frames. Ultra economical boiler (latest generation heat pump). Bike room. The exceptional environment. Excellent PEB: A More information: www.victoire.be

Characteristics

GENERAL

Type	Apartment	City	Uccle
Price	€ 4.200	Living surface	218 m²
Terrace surface	30 m²	Heating	Heat pump
Bedrooms	3	Bathrooms	2
Shower rooms	1	Floor	2 / 3
Available	Free	Construction year	2024
State	New	Facades	4
Bedroom	18 m²	Bathroom	2
Lavatory	3	Terrace	30 m²
Living room/dining area	49 m²	Indoor parking	2
Intercom		Alarm system	
Videophone		Lift	
Water softener		Triple glazing	
Fire alarm system		Optical fiber	
Bike storage room		Security door	
Pets allowed		Stove	
Oven		Microwave oven	
Dishwasher		Refrigerator	
Bus		Shops	
Primary school		Sport center	
Train station		Tram	
PEB	32 kW/m²	PEB category	A

MANDATORY INFO

Building permit	Summons and recovery claim
License issued	Summons issued
Urban destination	Pre-emption right
Zone d'habitat (résidentiel, urbain ou rural)	Not announced
Subdivision permit	 Flood prone area
Subdivision permit	Non-flood zone

FINANCIAL

Price
€ 4.200

Expenses
330 €

