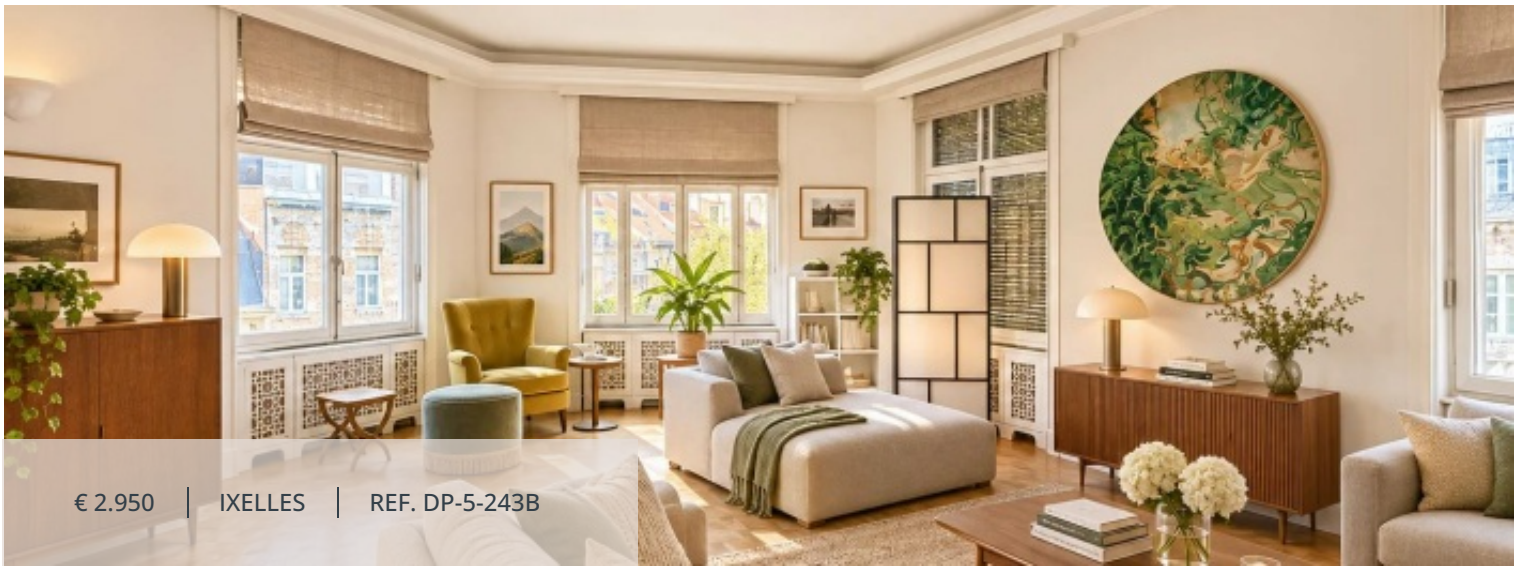
info@victoire.be
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€ 2.950 | IXELLES | REF. DP-5-243B

LIVING SURFACE	BEDROOMS	BATHROOMS	GARAGES
243 m²	5	2	1

Apartment at Ixelles

FÉLIX DELHASSE 5 RUE, 1050 Ixelles

Well presented by Debora Peruch: debora.peruch@victoire.be Victoire Junot offers you in Saint-Gilles, in the highly sought-after Ma Campagne neighborhood, in close proximity to Place Brugmann, the Châtelain, shops, restaurants, and public transport, this magnificent character apartment of ± 243 m², 5 bedrooms and 2 bathrooms, offering generous volumes, beautiful brightness and all the charm of the old. Located on the 3rd floor of an elegant building with dressed stone, it consists of a first entrance hall with guest toilet, giving access to a first bedroom with its private bathroom. A second hall serves four additional bedrooms, one of which also benefits from its own bathroom, which can be arranged as an additional living room or bedroom according to needs. The apartment offers a large and bright living room of ± 60 m² with parquet flooring with its functional fireplace, open to a pleasant dining area, as well as a spacious super-equipped kitchen of ± 20 m² with breakfast corner. A covered terrace with laundry space completes the living areas. A maid's room located on the 6th floor, two cellars, a garage box as well as a parking space in front of the building complete this property. The apartment also has three toilets and a volumetric alarm system. Provision for charges: €450/month, including private heating and hot water, use of the main elevator and freight elevator, as well as maintenance, heating and lighting of common areas and management fees. EPC E. A character family apartment with remarkable volumes, ideally located in one of the most sought-after districts of Brussels, offering a privileged living environment between the charm of the old, generous spaces and the immediate proximity of all amenities. To discover at Victoire Junot – www.victoire.be – Tel.: 02 375 10 00

Victoire Junot

info@victoire.be

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Characteristics

GENERAL

Victoire Junot

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Type	Apartment	City	Ixelles
Price	€ 2.950	Living surface	243 m²
Heating	Gas	Bedrooms	5
Bathrooms	2	Garages	1
Floor	3 / 3	Available	Occupied
Available	15-12-2026	Construction year	1930
State	Good condition	Facades	2
Bedroom	26 m²	Bedroom	12 m²
Bedroom	9 m²	Bedroom	9 m²
Bedroom	12 m²	Bathroom	2
Lavatory	2	Living room/dining area	60 m²
Alarm system		Videophone	
Lift		Fireplace	
Internet		Window shade	
Connected thermostat		Electric gate	
Security door		Security service	
Pets allowed		Freezer	
Oven		Dishwasher	
Refrigerator		Bus	
Shops		Primary school	
Sport center		Train station	
Highway		Town centre	
Movies		Nursery	
Secondary school		Day care	
Golf		Hospital/clinic	
Doctor		Metro	
Park		Public parking	
Public pool		Supermarket	
Taxi		Tennis	
Tram		University	
Possibility of connecting : Water / Gas / Electricity		PEB	316 kW/m²
		PEB category	F
EPC code	F		

MANDATORY INFO

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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
€ 2.950

Expenses
450 €

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