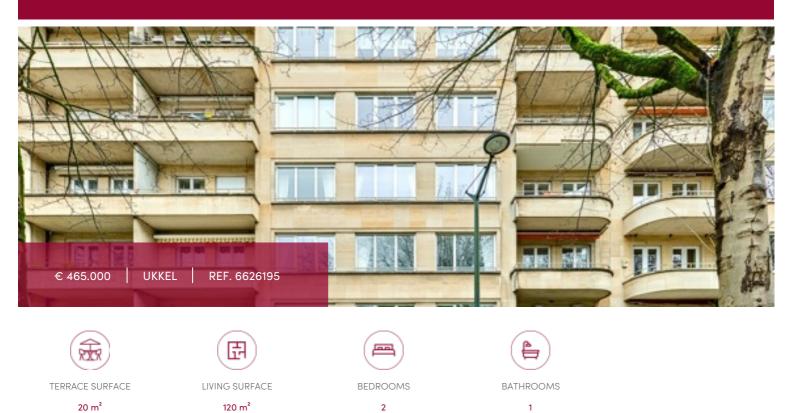




info@victoire.be +32 (0)2 375 10 10



# Messidor : excellent 2-bedroom apartment + terrace



Benefiting from an ideal location close to all amenities, an excellent apartment with a surface area of  $\pm 120m^2$ , featuring 3 terraces. The apartment is arranged as follows: Entrance hall with cloakroom, spacious living areas with access to the terrace, separate kitchen with access to a terrace, night hall leading to 2 bedrooms ( $15m^2$  and  $12m^2$ ) with a terrace, bathroom, separate toilet, and laundry room, basement. EPC E. Rental obligation to be respected.



# Characteristics

### GENERAL

Туре	flat		
Price	€ 465.000		
Terrace surface	20 m²		
Bathrooms	1		
Floors	7		
Construction year	1956		
Facades	2		
Toilets	2		
Heating (type)	individual		
Neighborhood	central		
Cellar	~		
Double glass	~		

City	Ukkel		
Living surface	120 m <sup>2</sup>		
Bedrooms	2		
Floor	1		
Available	mits inachtneming huurders		
State	good state		
Kitchen (type)	fully fitted		
Laundry room	~		
Heating	condensation		
Neighborhood	woods		
Elevator	~		
PEB	218 kW/m²		
PEB category	E		

MANDATORY INFO

EPC code

 Building permit
 Summons and recovery claim

 Not announced
 Not announced

 Urban destination
 Pre-emption right

 Not announced
 Not announced

 Subdivision permit
 Flood prone area

 Not announced
 not located in flood area

20240911-0000689893-01-0

#### FINANCIAL

Property tax		
1889 €		



### SELL SERVICE

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