



€ 1.340.000 | UKKEL | REF. 6628812



LIVING SURFACE

 266 m<sup>2</sup>


LAND SURFACE

 12 m<sup>2</sup>


BEDROOMS

4



BATHROOMS

3



GARAGES

1

## Uccle, beautiful residence facing the Natura 2000 site

 **1180**  
**Ukkel**

Uccle, in a quiet residential street, bordering the Natura 2000 zone, a beautiful 3-façade house set on a 11.39-acre plot with a built-up area of ± 280 sqm. This home, located near Verrewinkel and the Lycée Français, will immediately charm you with its exceptional location and peaceful surroundings. Completely renovated in 2014, this "3-façade villa" offers a lovely living room with an open fireplace and large bay windows opening onto the terrace and garden, a beautiful open-plan fully equipped kitchen with a central island, 4 bedrooms including a master suite with a dressing room, 2 bathrooms, 1 shower room, a small separate office space, and a laundry room. Garage for 1 car, 2 parking spaces, EPC D.

## Characteristics

### GENERAL

Type	house	City	Ukkel
Price	€ 1.340.000	Living surface	266 m <sup>2</sup>
Land surface	12 m <sup>2</sup>	Terrace surface	20 m <sup>2</sup>
Bedrooms	4	Bathrooms	3
Garages	1	Parkings	2
Floors	2	Available	vanaf akte
Construction year	1959	State	very good state
Garden surface	1100 m <sup>2</sup>	Facades	3
Kitchen (type)	US hyper equipped	Office	✓
Toilets	3	Laundry room	✓
Heating (type)	individual	Heating	condensation
Neighborhood	quiet	Neighborhood	residential area
Cellar	✓	Double glass	✓
PEB	210 kW/m <sup>2</sup>	PEB category	D
EPC code	20241106-0000695027-01-3		

### 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	not located in flood area

### FINANCIAL

