Keystones

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Family house for sale

Rue des Bluets 5 1950 Kraainem

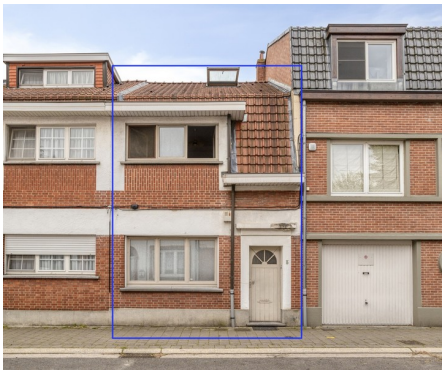
€ 498.000

2 | 1 | 120 m² | 70 m² | 122 m² | 1











Description

Semi-detached house of approx. 120m², ideally located in a residential area close to public transport (bus, Kraainem metro) and international schools (American, German, and European). The house comprises a very bright living room (approx. 32m²) with an open-plan equipped kitchen and access to a south-facing garden with spacious terrace, a guest toilet, two bedrooms (approx. 14m² and 11m²), a bathroom, an attic converted into a relaxation area/office (approx. 27m², currently accessible via the second bedroom), and a small cellar. Option to purchase a garage within walking distance for €35,000 – A must-see!

Details

General information

Construction year
1939
Renovation
2009
State
To be renovated
Type of construction
Attached
Floors
2
Garden
70 m²
Orientation of the rear front
South
Terraces
1
Terrace 1
south
Garage
Yes
Garages
1

Layout

Living room
32 m²
Kitchen
US hyper equipped
Bureau
27 m²

Bedroom 1
14 m²
Bedroom 2
11 m²

Bathroom
shower in bath
Shower rooms
6
Toilets
2

In the proximity

Environment
Residential area
Shops at
500 m
School nearby
Yes
2.000 m

Dimensions

Ground area
122 m²
Habitable surface
120 m²
Width at the street
5 m

Comfort

Handicap friendly
No
Elevator
No
Pool
No

Energy

EPC
341 kWh/m²
Windows
Wood
Electricity certificate
Yes, not conform
Heating type
Condensation
Heating
Individual

Financial

Price
€ 498.000
Land registry income
€ 708
Indexed land registry income
€ 1.845
Land tax
€ 806
Reference
Bluets 5
Available
At the contract

Spatial planning

Destination
Not disclosed
Building permission
Not disclosed
Intimation
Not disclosed
Parcelling permission
Not disclosed
Right of pre-emption
Not disclosed
Flooding area
Potential flood area