

House for sale

Avenue Hebron 83 1950 Kraainem

€ 795.000

 4  2  310 m²  400 m²  500 m²  1



Description

In a residential area of Kraainem, close to public transport (bus and Kraainem metro) and international schools, beautiful semi-detached villa of +/- 310m2 with a traditional Normand-style roof. The villa has been partially renovated and is ideal for families seeking space, light, and comfort. The ground floor consists of a spacious entrance hall with a guest toilet, an office of +/-14 m², a bright living room of +/-43 m² with access to the terrace and garden, and a kitchen of +/- 12 m². On the first floor, a master bedroom of +/-16m² with an en-suite bathroom with toilet, a second bedroom of +/-17m², a third bedroom of +/-15m², and a fourth bedroom of +/-12m², as well as a second bathroom and toilet. The basement includes several cellars, a laundry room, and a large two-car garage. Features include gas central heating (condensation), an alarm system, double-glazed windows, electricity in conformity, PEB B. Rental obligation to be respected - Don't miss this opportunity!

Details

General information

Construction year

1991

Renovation

2018

State

To be renovated

Type of construction

Semi detached

Floors

2

Garden

400 m²

Orientation of the rear front

North-east

Terrace 1

north-west

Garage

Yes

Garages

1

Parkings outside

2

Parkings inside

2

Layout

Living room

43 m²

Kitchen

12 m² (fully fitted)

Bureau

14 m²

Bedroom 1

16 m²

Bedroom 2

17 m²

Bedroom 3

15 m²

Bedroom 4

12 m²

Toilets

3

Cellar

Yes

Laundry

Yes

Attic

Yes

In the proximity

Environment

Residential area

Shops nearby

Yes

School at

500 m

Public transport at

190 m

Sport center at

1.300 m

Dimensions

Ground area

500 m²

Habitable surface

310 m²

Surface main building

306 m²

Comfort

Handicap friendly

Yes

Alarm

Yes

Elevator

No

Pool

No

Energy

EPC

143 kWh/m²

Windows

Vinyl

Electricity certificate

Yes, conform

Heating type

Condensation

Heating

Individual

Financial

Price

€ 795.000

Indexed land registry income

€ 9.008

Land tax

€ 3.110

VAT applied

No

Liberal profession possible

Yes

Reference

Hebron 83

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

Not located in flood area