

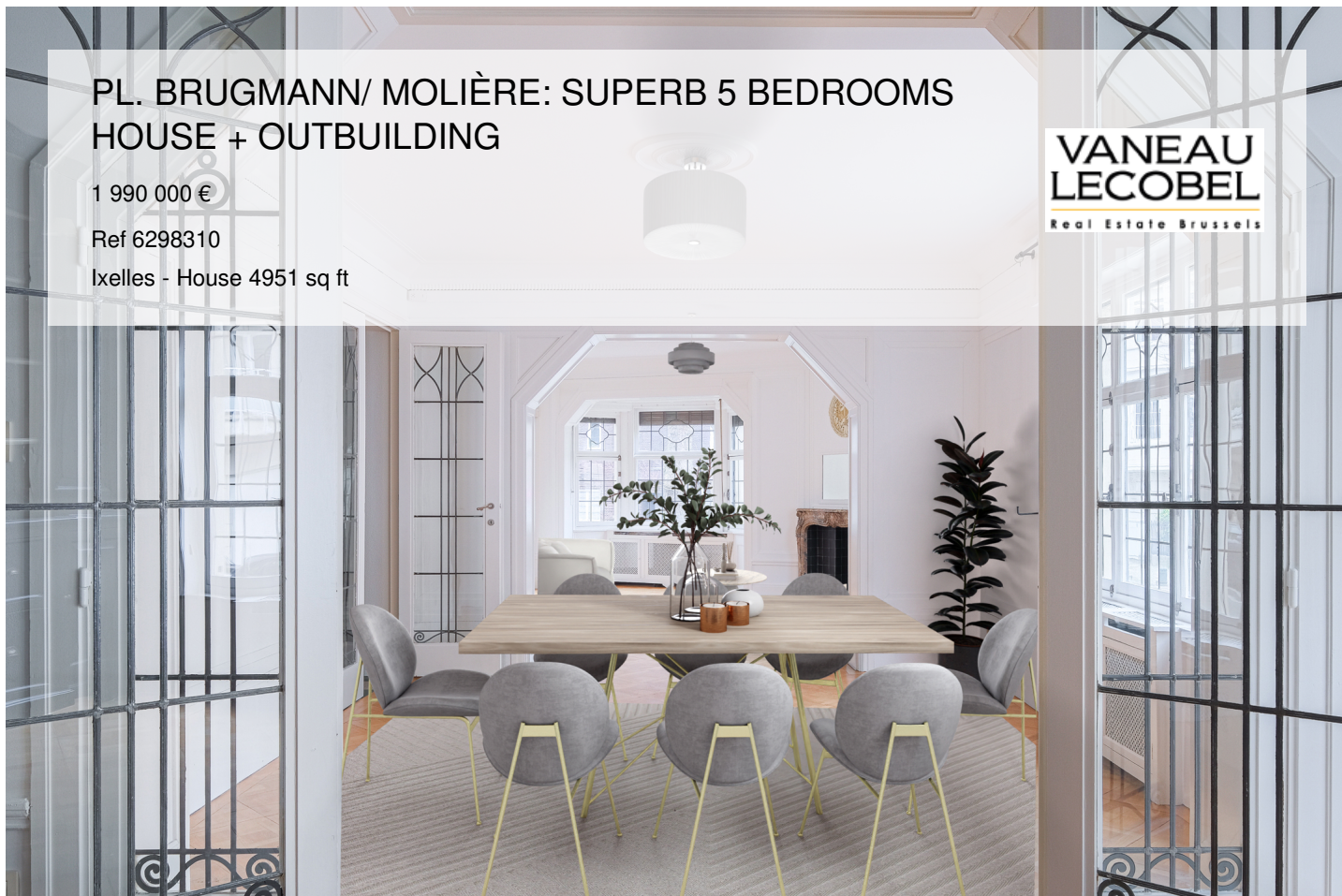
PL. BRUGMANN/ MOLIÈRE: SUPERB 5 BEDROOMS HOUSE + OUTBUILDING

1 990 000 €

Ref 6298310

Ixelles - House 4951 sq ft

**VANEAU
LECABEL**
Real Estate Brussels



About this property

Located on the prestigious Avenue Molière, a few steps from Place Brugmann, splendid 3-facade private mansion with a total surface area of $\pm 460 \text{ m}^2$ with terraces and garden. It is composed as follows: on the ground floor, an entrance hall with cloakroom and independent water closet, large and bright living room of $\pm 41 \text{ m}^2$, office of $\pm 12.6 \text{ m}^2$, fully equipped kitchen of $\pm 17.8 \text{ m}^2$ giving access to a garden with terrace of $\pm 70 \text{ m}^2$ facing south. On the first floor: Landing of $\pm 4.2 \text{ m}^2$, 2 bedrooms of ± 24.2 and 21 m^2 , shower room, separate water closet, terrace of $\pm 22 \text{ m}^2$ facing south. On the second floor: Landing of $\pm 9 \text{ m}^2$, 2 bedrooms of ± 24.2 and 22 m^2 , bathroom, shower room with cupboards, independent water closet. Also: Outbuilding converted into an apartment of $\pm 72 \text{ m}^2$, 2 garages, large cellars with laundry area, gas boiler, compliant electricity, PEB G. To discover without further delay!

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lecobel.be](mailto:lecobel@vaneau-lecobel.be)

Reference : 6298310

Price : 1 990 000 €

Surface : 4951 sq ft

Bedroom(s) : 5

Floor : 0

Bathroom(s) : 4

Shower room(s) : 3

Garden : Yes

Cellar : Yes

Parking(s) : 1

Terrace : Yes

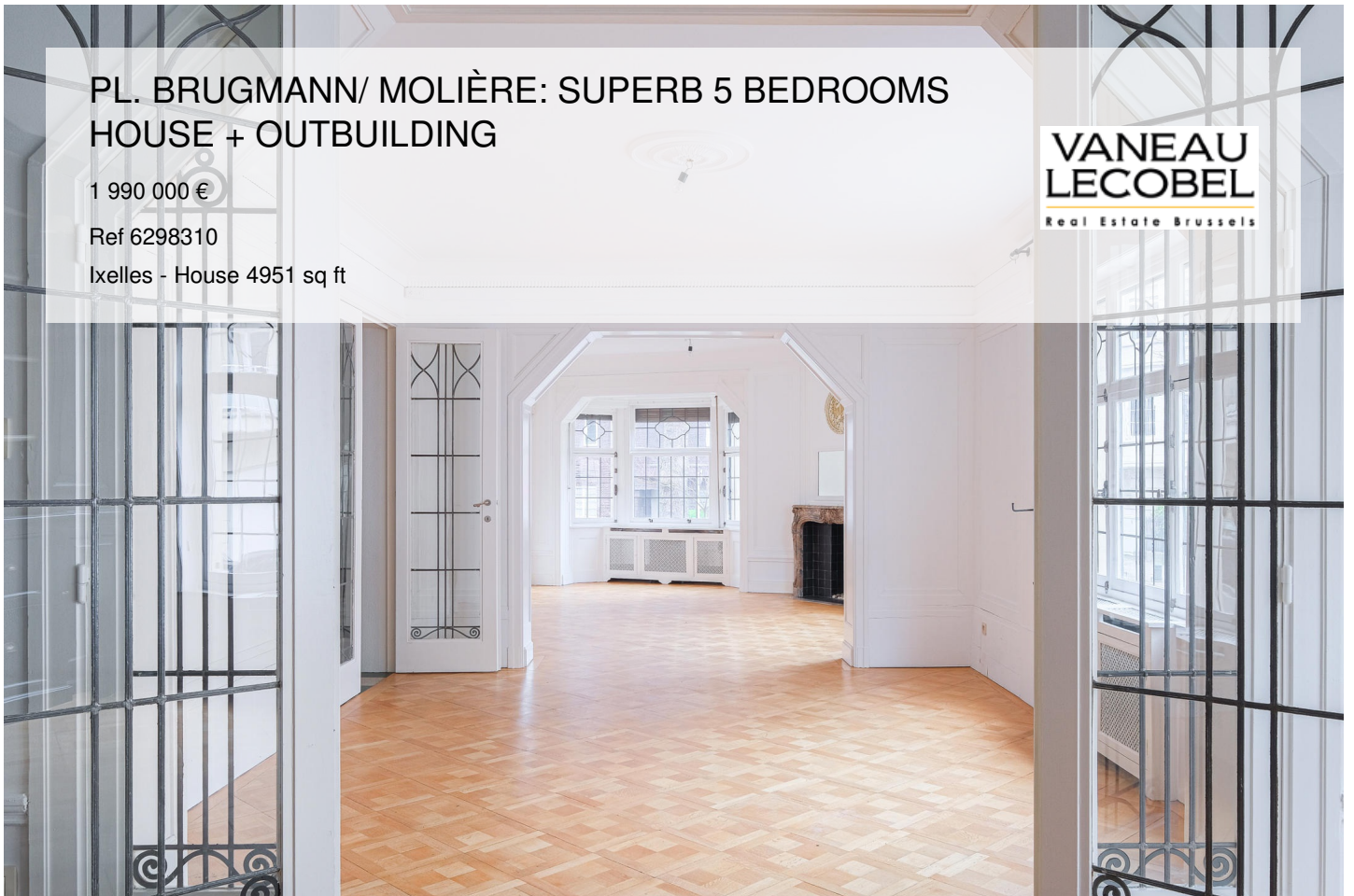
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LECOBEL**
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VANEAU

Immobilier de prestige depuis
1972

VANEAU LOCATION

Une équipe dédiée à Paris,
Neuilly et Boulogne

VANEAU VIAGER

30 ans d'expérience en vente
viagère

VANEAU

C'EST AUSSI

VANEAU BUREAUX & COMMERCES

+10 000 offres disponibles

VANEAU PATRIMOINE

Dispositifs de défiscalisation,
SCPI, Assurances Vie

VANEAU DIGITAL NEUF

La plate-forme digitale 100%
immobilier neuf

COURTAGE CRÉDITS

Exell Crédit immobiliers
Assurances emprunteurs

GESTION LOCATIVE

GTF, plus de 7 000 lots gérés à
Paris

140 collaborateurs

1200 signatures par an

1000 immeubles par an

2.5 milliards d'actifs gérés