

SPACIOUS FLAT OF +/- 63 M², 1BEDROOM, TERRACE OF 8M²

269 000 €

Ref 6610801

Anderlecht - Apartment 678 sq ft

**VANEAU
LECOBEL**
Real Estate Brussels



About this property

Vaneau Lecobel presents this magnificent new 1-bedroom apartment with a gross surface area of +/- 63 m², located on the 1st floor of the new Nid'Eau project. Ideally situated in the heart of a quiet neighborhood, just steps away from the Brussels Canal and in immediate proximity to shops, public transport, and many amenities, the apartment is arranged as follows: Entrance hall with wardrobe and guest toilet, bright living/dining room of +/- 28 m² with an open fully equipped kitchen and laundry room. Access to the garden of +/- 81 m² and its terrace of +/- 28 m², oriented southwest. Beautiful bedroom of +/- 14 m² with a bathroom of +/- 4 m², which also provides access to the outdoor space. The materials have been carefully selected to ensure a high level of energy performance, including triple glazing, an individual dual-flow ventilation system with heat recovery, and an individual gas boiler. Parking spaces, boxes, and cellars are available as additional options. Delivery is scheduled for spring 2027. Sale under the VAT regime. Do not hesitate to contact us for further information at 02/669.21.70 or by email at promotion@vaneau-lecobel.be.

VANEAU LECOBEL NEW PROJECTS

Georges Brugmann Square
10B 1050 Ixelles
ph +32 2 669 21 70
✉ promotion@lecobel.be

Reference : 6610801

Price : 269 000 €

Surface : 678 sq ft

Bedroom(s) : 1

Floor : 1

Bathroom(s) : 1

Garden : Yes

Cellar : Yes

Elevator : Yes

Parking(s) : 1

Terrace : Yes

Availability : 01/03/2027

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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