



NEW APARTMENT $\pm 85\text{M}^2$, 2-BEDROOM, 11 M^2 TERRACE

450 000 €

Ref 6506778

Uccle - Apartment 915 sq ft

**VANEAU
LECOBEL**
Real Estate Brussels

About this property

Vaneau Lecobel is honoured to present this beautiful 2-bedroom flat with a gross floor area of $\pm 85\text{ m}^2$ on the 1st floor of the new Arborea development, with a breathtaking view of the Bois de la Cambre. In a leafy setting and close to public transport and shops, the flat is arranged as follows: entrance hall with integrated cloakroom area and guest toilet, beautiful $\pm 29\text{ m}^2$ living room with fully equipped open-plan kitchen opening onto the $\pm 11\text{ m}^2$ south-west-facing terrace. The night hall leads to two large bedrooms (± 10 and $\pm 15\text{ m}^2$) and a spacious bathroom with double washbasin. There is also a laundry area. The materials used have been carefully selected to ensure a very high level of energy efficiency. Underfloor heating with heat pump system, dual-flow ventilation, solar panels, semi-massive oak parquet flooring. Additional parking and cellar. Excellent thermal and acoustic insulation. Estimated EPB A. Delivery end 2025-early 2026. Sale subject to VAT. Contact us now for more information about the "Arborea" project on 02/669.21.70 or by e-mail at promotion@lecobel.be.

VANEAU LECOBEL NEW PROJECTS

Georges Brugmann Square
10B 1050 Ixelles
ph +32 2 669 21 70

✉ promotion@lecobel.be

Reference : 6506778

Price : 450 000 €

Surface : 915 sq ft

Bedroom(s) : 2

Floor : 1

Bathroom(s) : 1

Cellar : Yes

Elevator : Yes

Parking(s) : 1

Terrace : Yes

NEW APARTMENT +85M², 2-BEDROOM, 11 M² TERRACE

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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