

MAGNIFICENT 3BEDROOM FLAT 135M² + TERRACE 26M² + GARDEN 71M²

666 100 €

Ref 6764429

Auderghem - Apartment 1453 sq ft

**VANEAU
LECOBEL**
Real Estate Brussels



About this property

AUDERGHEM – Discover this pleasant 3-bedroom duplex apartment on the ground floor, measuring $\pm 135 \text{ m}^2$, with a southwest-facing terrace and garden. The apartment comprises a hall with a guest toilet. A spacious living and dining room with a fully equipped open-plan kitchen of $\pm 40 \text{ m}^2$ is on the ground floor, with direct access to the $\pm 26 \text{ m}^2$ terrace and the $\pm 71 \text{ m}^2$ garden. Upstairs, the night hall ($\pm 7 \text{ m}^2$) leads to the master bedroom of $\pm 16 \text{ m}^2$ with an en-suite bathroom (bathtub, single sink, and toilet), the two other bedrooms ($\pm 11 \text{ m}^2$ each), a separate toilet, and a shower room (shower, single sink). The project, located between the city and the forest, offers modern homes with terraces or outdoor spaces. In addition, the property benefits from quality finishes and equipment (heat pump, double-flow ventilation, photovoltaic panels), as well as excellent acoustic and energy performance (PEB A). A cellar and a bicycle parking space are included in the price. Parking (single or double) is an additional charge. The sale is subject to VAT (21%) for construction and registration fees (12.5%) for the land. Do not hesitate to contact us for more 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 : 6764429

Price : 666 100 €

Surface : 1453 sq ft

Bedroom(s) : 3

Floor : -2

Bathroom(s) : 2

Garden : Yes

Cellar : Yes

Elevator : Yes

Parking(s) : 1

Terrace : Yes

Availability : 01/03/2027

MAGNIFICENT 3BEDROOM FLAT 135M² + TERRACE 26M² + GARDEN 71M²

666 100 €

Ref 6764429

Auderghem - Apartment 1453 sq ft

**VANEAU
LECOBEL**
Real Estate Brussels



MAGNIFICENT 3BEDROOM FLAT 135M² + TERRACE 26M² + GARDEN 71M²

666 100 €

Ref 6764429

Auderghem - Apartment 1453 sq ft

**VANEAU
LECABEL**
Real Estate Brussels



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