

PL. MAURICE VAN MEENEN: VILLA WITH GARDEN + EXTENSION

975 000 €

Ref 7147914

Saint-Gilles - House 3014 sq ft

**VANEAU
LECABEL**
Real Estate Brussels



About this property

In the immediate vicinity of Maurice Van Meenen Square and Forest Park, this charming 1930s villa with a spacious medical office (or liberal profession) offers a total surface area of approximately 300 m² on a 380 m² plot. It comprises: Ground floor: entrance hall and cloakroom of approximately 10 m², toilet, living room of approximately 28 m², dining room of approximately 21 m², kitchen of approximately 20 m², laundry room of approximately 5 m². First floor: toilet of approximately 2.8 m², bathroom of approximately 8.60 m², master bedroom of approximately 21 m², bedroom of approximately 18 m², and bedroom of approximately 16 m². 2nd floor: Shower room of approximately 4.60 m², two interconnecting attics converted into offices of approximately 5 m² and 4.50 m² (possibility of a 4th bedroom) attic Basement: Boiler room of approximately 10.70 m², three cellars of approximately 10 m², 6.70 m², and 20.70 m², and a wine cellar of approximately 3.80 m². Medical office: approximately 88 m² (hall, restrooms, waiting room, office, medical office, examination room, and changing room). Also: double glazing, compliant electrical wiring, and a gas condensing boiler. Possibility of renting a garage EPC: G. A must-see!

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Reference : 7147914

Price : 975 000 €

Surface : 3014 sq ft

Bedroom(s) : 4

Bathroom(s) : 2

Shower room(s) : 2

Garden : Yes

Cellar : Yes

Terrace : Yes

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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