

BÉCHET: MAGNIFICENT VILLA, SOUTH GARDEN, 2 GARAGES, PEB B

1 295 000 €

Ref 7179239

Kraainem - House 6458 sq ft

**VANEAU
LECOBEL**
Real Estate Brussels



About this property

EXCLUSIVITY VANEAU! Located in the sought-after Albert Béchet neighborhood, this characterful 1946 villa offers a gross surface area of 629 m² (6,680 sq ft) according to the PEB (Economic Energy Rating) and sits on a lush 18.86-acre plot. It boasts spacious 51 m² reception rooms with a 35 m² veranda leading to a terrace and a magnificent, unoverlooked, south-facing garden with trees. Large bay windows let in light and offer unobstructed views of the lush surroundings. A kitchen with a dining area, a 20 m² bedroom with an en-suite bathroom (9 m²), a 12.26 m² bedroom or study, an 8.40 m² office, two toilets, a cloakroom, and a storage room are all included. On the 1st floor: a 55 m² master suite with its bathroom and a beautiful terrace (15 m²) with garden view, 3 bedrooms (34 - 16 - 14 m²) opening onto the terrace and a shower room with toilet. On the 2nd floor under the eaves: 2 bedrooms (14 and 14.50 m²) shower room with WC. Basement: 18 m² bedroom, shower room and WC, large terrace accessing the garden. Laundry room, shed, cellars. 2 garages, electric car charger, several parking spaces in front of the house. The original features: the woodwork, parquet floors, the open fire, the doors, the colored glass windows give character to this beautiful house with generous volumes and great potential. Possibility of liberal profession! Renovated roof, PEB B, compliant electricity, water softener, solar panels, double glazing, alarm, elevator.

VANEAU LECOBEL

BRUSSELS EAST

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Brussels

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Reference : 7179239

Price : 1 295 000 €

Surface : 6458 sq ft

Bedroom(s) : 9

Bathroom(s) : 4

Shower room(s) : 3

Garden : Yes

Cellar : Yes

Elevator : Yes

Parking(s) : 1

Terrace : Yes

Availabili 01/09/2025

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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