

LOUISE SQUARE: INVESTMENT PROPERTY (SHOP + 2 APARTMENTS)

550 000 €

Ref 7148003

Bruxelles - House 2207 sq ft

**VANEAU
LECOBEL**
Real Estate Brussels



About this property

Ideal location, near Place Louise and Place Poulaert, mixed-use building composed as follows: Ground floor commercial snack bar/small restaurant of approximately 50 m². Rented at €900/month on a 9-year lease. 1st floor: 44 m² apartment comprising living room, open kitchen, one bedroom, bathroom with toilet. Rented at €800 on a short-term lease. On the 2nd and 3rd floors: 3-bedroom duplex, 2 shower rooms, 2 toilets, living room and open kitchen. Basement: cellar. Work to be planned on the 2nd and 3rd floors. Also: solar panels, insulated rear facade and roof; PEB: D (1st floor) and E (2+3-story duplex). The 3 units are recognized by the town planning authority. Town planning information is available at the agency. All facilities are within easy reach: transport (metro, bus, tram, Gare de Midi), shops, restaurants, etc. To visit without delay!

VANEAU LECOBEL

BRUSSELS EAST

200, Belliardstreet - 1000

Brussels

ph +32 2 669 70 90

✉ est@vaneau-lecobel.be

Reference : 7148003

Price : 550 000 €

Surface : 2207 sq ft

Bedroom(s) : 4

Bathroom(s) : 3

Shower room(s) : 3

Cellar : 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