

ROUGE CLOÎTRE, 2-BEDROOM APT 102M² + TERRACE 7 M² SOUTH

517 500 €

Ref 7237917

Auderghem - Apartment 1098 sq ft

**VANEAU
LECOBEL**
Real Estate Brussels



About this property

Vaneau Lecobel is delighted to present this magnificent 2-bedroom flat of $\pm 102 \text{ m}^2$ on the 2nd floor of the brand-new "August" project on the edge of the Sonian Forest and the Parc Rouge Cloître. This spacious flat comprises a reception hall, a spacious, bright $\pm 38 \text{ m}^2$ living room with fully-equipped open-plan kitchen and central island opening onto a $\pm 7 \text{ m}^2$ south-facing terrace, a night hall, guest toilet, a $\pm 17 \text{ m}^2$ master bedroom with en-suite bathroom, a second $\pm 12 \text{ m}^2$ bedroom, a shower room, a large laundry area and plenty of storage space. This elegantly designed luxury building will be unique in Brussels, with numerous public transport connections (metro, bus, Vill'o) nearby, providing easy access to other districts and communes, as well as to shops. The materials used have been carefully selected to ensure a very high level of energy efficiency. Underfloor heating via a heat pump, dual-flow ventilation, solar panels, estimated EPB A, additional parking and cellar. Delivery end 2025. Sale subject to VAT (possible at 6%). Contact us now for more information about the "August" project on 02/669.21.70 or by e-mail at promotion@lecobel.be

VANEAU LECOBEL NEW PROJECTS

Georges Brugmann Square
10B 1050 Ixelles
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✉ promotion@lecobel.be

Reference : 7237917

Price : 517 500 €

Surface : 1098 sq ft

Bedroom(s) : 2

Floor : 2

Bathroom(s) : 2

Cellar : Yes

Elevator : Yes

Parking(s) : 1

Terrace : Yes

Availability : 31/12/2025

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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