

# FORT JACO: SPLENDID VILLA OF ± 453 M<sup>2</sup> ON 15 ARES - 5 BEDR.

2 450 000 €

Ref 7313700

Uccle - House 4876 sq ft

**VANEAU  
LECOBEL**  
Real Estate Brussels



## About this property

Between the Prince d'Orange and Fort Jaco districts, a splendid architect-designed villa of approximately 453 m<sup>2</sup> (gross floor area) with beautiful south-facing gardens on a 15-acre plot, located in a quiet and green gated community. It comprises the following: on the ground floor: entrance hall, reception rooms of approximately 27 m<sup>2</sup>, living room of approximately 40 m<sup>2</sup> opening onto a magnificent south-facing garden and terrace, dining room of approximately 19 m<sup>2</sup>, kitchen of approximately 28 m<sup>2</sup> with breakfast area, office of approximately 26 m<sup>2</sup>, TV lounge of approximately 9 m<sup>2</sup>, bedroom of approximately 18 m<sup>2</sup> with en-suite shower room, second shower room with WC, and laundry room. On the first floor: Landing, master bedroom of approximately 23 m<sup>2</sup> with a 15 m<sup>2</sup> en-suite bathroom and a southwest-facing terrace of approximately 15 m<sup>2</sup>, three further bedrooms of approximately 18 m<sup>2</sup>, 15 m<sup>2</sup>, and 14 m<sup>2</sup>, an east-facing terrace of approximately 12 m<sup>2</sup>, and two additional bathrooms. In the basement: Two-car garage and parking spaces, three cellars, and a boiler room. Also included: double glazing, a working fireplace, an alarm system, a reinforced door, a recently installed gas boiler, and a water softener. Energy Performance Certificate (PEB): E. A charming villa that will delight those who appreciate peace and quiet, greenery, and spacious living. Don't miss this opportunity!

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**Reference :** 7313700

**Price :** 2 450 000 €

**Surface :** 4876 sq ft

**Bedroom(s) :** 5

**Bathroom(s) :** 5

**Shower room(s) :** 15

**Garden :** Yes

**Cellar :** Yes

**Parking(s) :** 1

**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