

SPACIOUS NEW APARTMENT ±108 M², 3BEDROOM, TERRACE 5 M²

645 000 €

Ref 7322388

Uccle - Apartment 1163 sq ft

**VANEAU
LECOBEL**
Real Estate Brussels



About this property

Vaneau Lecobel is pleased to present this beautiful 3-bedroom apartment with a gross floor area of ±108 m² on the 1st floor of the new Austin project at the entrance to the Bois de la Cambre. In a verdant setting, close to public transport and shops, the apartment is laid out as follows: entrance hall with checkroom area and guest toilet leading to a large, bright 32 m² living room with fully-equipped open kitchen and access to a 5 m² south-west-facing lodgia-type terrace. On the other side, a beautiful 14.75 m² bedroom with a 3.75 m² private shower room and toilet. Then there are 2 bedrooms of +/- 11.25 m² and 10 m² with a shared bathroom of +/- 3 m². Materials have been chosen with care, enabling a very high level of energy performance: underfloor heating with individual heat pump system, double-flow ventilation, solar panels, excellent thermal and acoustic insulation. Additional parking spaces and cellars. Estimated EPB: A. Delivery scheduled for Q4 2027. Sale subject to VAT. Possibility of 6% VAT. Contact us now for more information on the "Austin" project at 02/669.21.70 or by e-mail at promotion@lecobel.be

VANEAU LECOBEL NEW PROJECTS

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Reference : 7322388

Price : 645 000 €

Surface : 1163 sq ft

Bedroom(s) : 3

Floor : 1

Bathroom(s) : 2

Cellar : Yes

Elevator : Yes

Parking(s) : 1

Terrace : Yes

Availability : 01/09/2027 -
12:00

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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