

FOR SALE - COMMERCIAL GROUND FLOOR

€ 249.000

Rue de l'Etoile 47 B0001, 1620 Drogenbos

Ref. 7798177



Availability: tbd with the
tenant

Surf. Living: 150m²

DESCRIPTION

Located at 47 Rue de l'Étoile in Drogenbos, this commercial ground-floor unit with a surface area of approximately 150 m² is offered for sale.

The property is currently let to bpost under an ongoing commercial lease, making it particularly interesting for an investor looking for a commercial property with an established tenant.

With a surface area of approximately 150 m², the property offers generous commercial space and various possibilities within its current permitted use. Its location in Drogenbos, close to Brussels and the main road connections, ensures easy accessibility.

The existing commercial lease will remain in force following the sale. Further information regarding the lease conditions, the layout of the property and the available documentation can be provided upon request.

An interesting opportunity to invest in commercial property in a strategic location in Drogenbos.

For further information or to arrange a viewing, please contact us.

FINANCIAL

Price: € 249.000,00

Available: Tbd with the tenant

Investment property: Yes

BUILDING

Surface: 150,00 m²

State: Good state

Number of floors: 2

ENERGY

EPC code: 0003747863-KNR-1

EPC class: C

Electricity certificate: Yes, not conform

PLANNING

Building permission: Not disclosed

Destination: Not disclosed

Intimation: Not disclosed

Right of pre-emption: Not disclosed

Parcelling permission: Not disclosed

Water-sensitive open space area: No

Obligation to renovate: No

Asbestos inventory certificate: Yes

Asbestos inventory certificate creation date:
17/04/2026

G-score: A

P-score: A

PARKING

Parkings outside: No

Parkings inside: No