IMMO DE BRUYCKERE

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FOR SALE - GROUND FLOOR

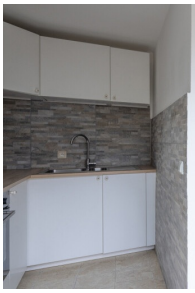
€ 199.000

Grote Baan 119 B0001, 1620

Ref.











Number of bedrooms: 1
Number of bathrooms: 1
Availability: at the contract

Surf. Living: 57m²

PEB/EPB: 414kwh/m²/j

DESCRIPTION

Discover this ground-floor apartment of 57 m² (according to the EPC), an ideal opportunity for those looking for a property with potential to fully renovate to their own taste. The apartment is located at the rear of the building and consists of a bright living area, one bedroom, a shower room, and a separate toilet.

Thanks to the terrace and small garden, you can enjoy extra outdoor space. The location is central, with public transport, shops, and schools within walking distance, ensuring excellent accessibility and all amenities close by.

Would you like to visit this apartment? Do not hesitate to contact us.

FINANCIAL

Price: € 199.000,00
Available: At the contract

BUILDING

Habitable surface: 57,00 m²
Fronts: 2
Construction year: 1970
State: To be renovated
Orientation facade: South-west

COMFORT

Furnished: No

ENERGY

EPC score: 414
EPC code: 20240816-0003342551-RES-1
EPC class: E
Electricity certificate: Yes, not conform
Heating type: Gas
Heating: Individual

LOCATION

School nearby: Yes
Shops nearby: Yes
Public transport nearby: Yes
Highway nearby: Yes

TERRAIN

Garden: Yes

LAYOUT

Living room: 15,50 m²
Kitchen: 6,00 m², semi fitted
Bedroom 1: 13,00 m²
Bathroom 1: 3,00 m²
Bathroom type: Shower
Toilets: 1

TECHNICS

Electricity: Yes
Gas: Yes
Water: Yes

PLANNING

Building permission: Not disclosed
Destination: Not disclosed
Intimation: No legal correction or administrative measure imposed
Right of pre-emption: Not disclosed
Parcelling permission: Not disclosed
Water-sensitive open space area: No
Obligation to renovate: Yes
Asbestos inventary certificate: Yes
Asbestos inventary certificate creation date: 21/08/2024
G-score: D
P-score: D