

## FOR SALE - VILLA

3001 Heverlee

€ 895.000

Ref. 6835997



Number of bedrooms: 5  
Number of bathrooms: 1  
Availability: to be agreed upon

Surf. Living: 360m<sup>2</sup>  
Surf. Plot: 1232m<sup>2</sup>  
Neighbourhood: residential area

PEB/EPB: 361kwh/m<sup>2</sup>/j

## DESCRIPTION

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### FINANCIAL

Price: € 895.000,00  
Available: To be agreed upon

### BUILDING

Habitable surface: 360,00 m<sup>2</sup>  
Fronts: 4  
Construction year: 1991  
State: Good state  
Number of floors: 2

### SPECIFIC AREA

Shopfloor: Yes

### ENERGY

EPC score: 361  
EPC code: 20170612-0001969138-2  
EPC class: D  
Double glazing: Yes  
Electricity certificate: Yes, not conform  
Heating type: Oil (centr. heat.)  
Water tank: 3.000 L  
Oil tank: 5.000 L

### LOCATION

Environment: Residential area, quiet

### TERRAIN

Ground area: 1.232,00 m<sup>2</sup>  
Garden: Yes

### LAYOUT

Living room: 54,00 m<sup>2</sup>  
Kitchen: 16,00 m<sup>2</sup>, fully fitted  
Bureau: 14,00 m<sup>2</sup>  
Bedroom 1: 15,00 m<sup>2</sup>  
Bedroom 2: 14,00 m<sup>2</sup>  
Bedroom 3: 17,00 m<sup>2</sup>  
Bedroom 4: 14,00 m<sup>2</sup>  
Bedroom 5: 30,00 m<sup>2</sup>  
Bathroom 1: 12,00 m<sup>2</sup>  
Bathroom type: Shower and bath tub  
Toilets: 2  
Laundry: 14,00 m<sup>2</sup>  
Cellar: Yes

### TECHNICS

Septic well: Yes

### PLANNING

Urban info: Yes  
Destination: Not disclosed  
Building permission: Not disclosed  
Parcelling permission: Not disclosed  
Right of pre-emption: Not disclosed  
Intimation: Not disclosed  
G-score: A  
P-score: A

### PARKING

Garage: Yes  
Parkings outside: 2  
Parkings inside: 1