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FOR SALE - SNACK

€ 123.000

pachthofstraat 22, 3080

Ref.









Number of bedrooms: 8
Number of bathrooms: 3
Garages: 2
Availability: at the contract

Surf. Living: 290m²
Surf. Plot: 1400m²
Surf. terrace: 23m²

PEB/EPB: 120kwh/m²/j
Glazing type: double glazing

DESCRIPTION

Deze prachtige villa uit 1972 is in 2008 volledig verbouwd en gemoderniseerd villa. De villa is gelegen op een ruim perceel en heeft een zwembad. Flash ENG

FINANCIAL

Price: € 123.000,00
Available: At the contract
Land registry income: € 1.200,00
Indexed land registry income: € 2.300,00
Land tax: € 2.345,00
Investment property: Yes

BUILDING

Surface: 290,00 m²
Construction year: 1980
Renovation: 2013
State: Renovated
Main area: 180 m²
Front width: 27,00 m
Orientation rear: South-east

COMFORT

Furnished: No
Pets allowed: Yes
Handicap friendly: Yes
Alarm: Yes
Parlophone: Yes
Videophone: No
Elevator: No
Blinds: No
Security door: No
Air conditioning: Yes
Pool: Yes
Sauna: Yes
Tennis: No
Fitness room: Yes

ENERGY

EPC score: 120
Double glazing: Yes
Glazing type: Double glazing
Windows: Wood

LOCATION

School nearby: 1.000m
Shops nearby: 300m
Public transport nearby: 300m

TERRAIN

Ground area: 1.400,00 m²
Ground depth: 56,00 m
Width at the street: 45,00 m
Garden: Yes (1.110,00 m²)

LAYOUT

Entrance hall: Yes
Dining room: Yes
Kitchen: 18,00 m², US hyper equipped
Storage: Yes
Bureau: 4,00 m²
Veranda: Yes
Bathroom type: Shower and bath tub
Shower rooms: 1
Toilets: 3
Terrace: 23,00 m²
Laundry: Yes
Cellar: Yes
Wine cellar: Yes
Ventilated space: Yes
Attic: Yes

PLANNING

Building permission: Yes
Environmental permit: Yes
Destination: Living zone
Intimation: No
Right of pre-emption: No
Parcelling permission: No
As-built: Yes
As-built certification: Yes
Flooding area: Potential flood area - delimited riverside

Electricity certificate: Yes, conform
Heating type: Gas
Heating: Individual
Solar panels: Photovoltaic
Water tank: 3.200 L

area
Map of land authority: Yes
Ground certificate: Yes

PARKING

Garage: 2