Dorp 29 , 2360 Oud-Turnhout
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FOR SALE - APARTMENT WITH GARDEN

On request

Tijl-en-Nelestraat 30 B6, 2300 Turnhout

Ref. 7002330

Number of bedrooms: 2
Number of bathrooms: 1
Availability: at the contract

Surf. Living: 89m²
Neighbourhood: central

PEB/EPB: 182kwh/m²/j

DESCRIPTION

Ready to move in ground floor apartment with garden and balcony in the heart of Turnhout

Discover this pleasant and centrally located ground floor apartment, located in a quiet street in Turnhout. An ideal place to live for those who love comfort, greenery and a central location!

Upon entering the apartment you enter a spacious, separate entrance hall that provides access to all rooms. The bright living room with large windows seamlessly connects to the open kitchen, which is equipped with all the necessary comforts.

The apartment has two bedrooms, including a spacious master bedroom and a second room that can perfectly serve as a guest room, office or dressing room.

The bathroom is equipped with a bathtub, toilet and a bathroom cabinet with practical storage space.

Outside, you enjoy a private balcony as well as access to an enclosed, communal green garden - a real asset for those who love outdoor space in the city.

Additional assets:
Ground floor living with private balcony

Enclosed green communal garden

Storage room included

Quiet location within walking distance of stores, public transport and the city center

Also interesting for investors: the apartment on the second floor is also for sale

An excellent opportunity for both own occupation and investment!

FINANCIAL

Price: Info at the office
VAT applied: No
Available: At the contract
Land registry income: € 676,00

BUILDING

Habitable surface: 89,00 m²
Fronts: 2
Construction year: 1963
State: Good state
Front width: 15,00 m
Orientation facade: North

COMFORT

LOCATION

Environment: Central, city Center
School nearby: Yes
Shops nearby: Yes
Public transport nearby: Yes
Highway nearby: Yes
Sport center nearby: Yes

TERRAIN

Garden: Yes
Orientation terrace 1: South

LAYOUT

Kitchen: Yes, US fully fitted
Bathroom type: Shower in bath

Furnished: No
Handicap friendly: No
Elevator: No

ENERGY

EPC score: 182
EPC code: 20250618-0003627602-RES-1
EPC class: B
Double glazing: Yes, thermic isol.
Windows: Aluminium
Electricity certificate: Yes, not conform
Heating type: Gas (centr. heat.)
Heating: Individual

Shower rooms: 1
Toilets: 1

TECHNICS

Electricity: Yes
Phone cables: Yes
Sewage: Yes
Gas: Yes
Water: Yes

PLANNING

Building permission: Yes
Destination: Living zone
Intimation: No - no legal correction or administrative measure imposed
Right of pre-emption: No
Parcelling permission: Yes
Asbestos inventary certificate: Yes
Asbestos inventary certificate creation date: 17/01/2024
Flooding area: Not located in flood area
G-score: A
P-score: C
Summons: No

PARKING

Parkings outside: No
Parkings inside: No