

FOR SALE - CHARMING HOUSE

Steenweg op Oosthoven 105 B+., 2300 Turnhout

On request

Ref. 5554817.,



Number of bedrooms: 3
Number of bathrooms: 1
Availability: at the contract

Surf. Living: 135m²
Surf. Plot: 180m²
Surf. terrace: 30m²
Neighbourhood: central

PEB/EPB: 225kwh/m²/j

DESCRIPTION

Welcome!

Behind the charming façade is a contemporary house with 3 bedrooms and a maintenance-friendly city garden.

This ready-to-use and modernised home, located just inside the ring road is a stone's throw from the centre of Turnhout. Easily accessible location? Check! Wonderful living at walking and cycling distance from all the facilities the city of Turnhout has to offer? Double check!

We would like to take you through the property!

Welcome to the entrance hall with fitted wardrobe and direct access to a practical storage room. Along the entrance hall, you enter the open living space with high ceilings and parquet flooring. To the right of the entrance hall is the living space which, with its high ceilings and natural parquet floor, offers sufficient space for a cosy sitting area with built-in wood-burning stove and an adjacent cosy dining area.

Cooking is done in the bright open kitchen with island, composite worktop and storage space on both sides. The kitchen has a high finish and is equipped with very solid Miele appliances. At the back of the kitchen diner, a desk corner has been created to make working from home perfectly possible.

The low-maintenance garden has a terrace on beautiful natural stone tiles and is the ideal place to relax and enjoy the sun and fresh air. There is also a laundry room and a separate toilet on the ground floor.

Curious about the upper floor?

The fixed staircase with glass wall provides access to the first floor, which is bathed in natural light. Here we find a sumptuous bathroom with spacious walk-in shower, double sink and toilet. In addition to the first bedroom, on this floor we find a second bedroom that can be decorated according to your own wishes. Thus, it can serve as a bedroom, playroom, office, hobby room, extra living space...

On the top floor, which was integrated into the house and is accessible via a fixed staircase is the master bedroom. As a valuable addition, there are built-in cupboards and extra storage space under the sloping roof. After all, you never have too much room for storage.

A great place to live for those looking for a ready-to- move-in property located near all the facilities that the centre of Turnhout has to offer.

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FINANCIAL

Price: Info at the office

VAT applied: No

Available: At the contract

Land registry income: € 287,00

BUILDING

LOCATION

Environment: Central, city Center

School nearby: Yes

Shops nearby: Yes

Public transport nearby: Yes

Highway nearby: Yes

Sport center nearby: Yes

Habitable surface: 135,00 m²
Fronts: 2
Construction year: 1918
Renovation: 2011
State: Renovated
Floor: 0
Number of floors: 2
Front width: 5,20 m
Type roof: Saddle roof
Orientation rear: West
Orientation facade: South-east

COMFORT

Furnished: No
Handicap friendly: No
Blinds: Yes
Air conditioning: Yes

ENERGY

EPC score: 225
EPC code: 20231204-0003054517-RES-1
EPC class: C
Double glazing: Yes, thermic and acoustic isol.
Heating type: Gas (centr. heat.)
Heating: Individual

TERRAIN

Ground area: 180,00 m²
Garden: Yes (110,00 m²)

LAYOUT

Kitchen: Yes, US hyper equipped
Bathroom type: Luxury
Shower rooms: 1
Toilets: 2
Terrace: 30,00 m²
Laundry: Yes

TECHNICS

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

PLANNING

Destination: Living zone
Building permission: Yes
Parcelling permission: Yes
Right of pre-emption: No
Asbestos inventory certificate: Yes
Asbestos inventory certificate creation date: 30/11/2023
Intimation: No - no legal correction or administrative measure imposed
Flooding area: Potential flood area
G-score: C
P-score: C
Summons: No
Servitude: No

PARKING

Garage: 0
Parkings outside: 0
Parkings inside: 0