CENTURY 21
Echo Vastgoed

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FOR SALE - CHARMING HOUSE

Sold

Heieinde 1, 2350 Vosselaar

Ref. 1915 AK





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

Surf. Living: 194m²
Surf. Plot: 397m²
Surf. terrace: 40m²
Neighbourhood: central

PEB/EPB: 48kwh/m²/j

DESCRIPTION

Ready to move in, very recent and energy efficient house with cozy garden just steps from the center of Vosselaar.

Layout

Entrance hall with guest toilet with handwash, storage / laundry room with sink. Garage with automatic garage door. Cozy living room with lots of natural light and access to the rear terrace and garden. Installed kitchen with storage island. The kitchen is equipped with a combi-oven, dishwasher, cooker hood, sink with mixer tap, 4 burner ceramic fire, fridge freezer. From the kitchen you can also access the large sun terrace.

Upper floor

Through the staircase you arrive on the bedroom floor. On the landing adjacent to the 3 spacious bedrooms, all with beautiful closets. A linen room should not be missing on this floor, as well as a large bathroom. This bathroom has a bathtub, shower, toilet and a double sink in a beautiful cabinet.

Outside

From the side gate you can go out the back with the bikes to the fully fenced backyard where a pool house (with storage) is located and where you can relax.

++++PLUSPUNES++++

- Solar panels
- Rainwater collection
- Very energy efficient
- Central location
- High level of finishing
- Indoor garage, outdoor parking and parking in front of the garage
- Possibility to take over the entire interior

FINANCIAL

Price: Info at the office
VAT applied: No
Available: At the contract

BUILDING

Habitable surface: 194,00 m²
Fronts: 3
Construction year: 2020
Type roof: Flat roof
Orientation rear: South-west

COMFORT

LOCATION

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

TERRAIN

Ground area: 397,00 m²
Garden: Yes

LAYOUT

Handicap friendly: No
Videophone: Yes
Elevator: No
Air conditioning: Yes

ENERGY

EPC score: 48 kWh/m²/year
EPC class: A
EPC co2 emission: 1379
Double glazing: Thermic isol.
Windows: Vinyl
Heating type: Gas (centr. heat.)
Heating: Individual
Water tank: Yes

Living room: 34,50 m²
Kitchen: 7,00 m², US hyper equipped
Bedroom 1: 15,00 m²
Bedroom 2: 12,00 m²
Bedroom 3: 12,00 m²
Bathroom type: Shower and bath tub
Toilets: 2
Terrace: 40,00 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: No
Right of pre-emption: No
Intimation: No
Flooding area: Not located in flood area

PARKING

Garage: 1
Parkings outside: 2
Parkings inside: 1