

FOR SALE - FAMILY HOUSE

Muziekstraat 6, 2460 Kasterlee

Sold

Ref. 1902 AK



Number of bedrooms: 4
Number of bathrooms: 1
Availability: at the contract

Surf. Living: 220m²
Surf. Plot: 330m²
Surf. terrace: 35m²
Neighbourhood: quiet

PEB/EPB: 19kwh/m²/j

DESCRIPTION

Welcome to this excellent semi-open construction in a cozy new subdivision in Tienen;

This property includes entrance hall, guest toilet, living room, open kitchen, laundry room, 2 bathrooms and 4 bedrooms, a spacious carport with garden shed.

A spacious entrance hall with checkroom and guest toilet gives you a warm welcome. Through the glass door access to the living room. Spacious by the light, beautiful materials and solid finish characterize this house.

The kitchen is centrally located in this house and here you can enjoy a drink or take a quick bite at the bar. The kitchen is equipped with the necessary appliances and ample storage space in the custom cabinets.

Important detail, you keep in touch with your family or guests when you cook here.

The dining room connects the kitchen with the cozy sitting area at the rear. In fine weather you can walk right out onto the terrace. But in winter it is cosy sitting by the television.

Built-in lighting and underfloor heating are provided.

The staircase makes a nice division in this space and gives access to the floor.

On the landing access to the 3 spacious bedrooms. All are equipped with air conditioning. The bathroom on the second floor has a double sink with custom cabinets, mirror cabinet and walk-in shower and bathtub.

Through staircase access to the attic.

Here a beautifully finished space which is currently furnished as an extra bedroom. This space lends itself perfectly for sports or study.

The garden is fully fenced. Children or pets are safe.

This garden is equipped with quality artificial grass. Cozy out of the wind on the terrace can be behind a beautiful fence, (currently equipped with jacuzzi).

The automatic gate discreetly closes this property.

Details:

- Almost energy neutral - house
- EPC 19kWh/m²/year
- Solar panels
- Solid finishing
- House of the future

FINANCIAL

Price: Info at the office

Available: At the contract

LOCATION

Environment: Quiet, countryside

TERRAIN

BUILDING

Habitable surface: 220,00 m²

Fronts: 3

Construction year: 2021

State: Good state

Number of floors: 2

Front width: 7,00 m

Type roof: Saddle roof

Orientation rear: South-west

Orientation facade: North-east

COMFORT

Furnished: No

Handicap friendly: No

Elevator: No

Air conditioning: Yes

ENERGY

EPC score: 19

EPC code: 13017-G-

OMV_2019163118/EP13701/A001/D02/SD001

EPC class: A

Double glazing: Yes

Windows: Aluminium

Heating type: Gas (centr. heat.)

Water tank: Yes

Ground area: 330,00 m²

Width at the street: 10,00 m

Garden: Yes (230,00 m²)

Orientation terrace 1: South-west

LAYOUT

Living room: 50,00 m²

Kitchen: Yes, US hyper equipped

Bedroom 1: 37,80 m²

Bedroom 2: 9,66 m²

Bedroom 3: 9,66 m²

Bedroom 4: 22,80 m²

Bathroom type: Shower and bath tub

Toilets: 2

Terrace: 35,00 m²

Laundry: Yes

Ventilated space: 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

Intimation: No - no legal correction or administrative measure imposed

Flooding area: Not located in flood area

Summons: No

Servitude: No

PARKING

Carport: Yes

Parkings outside: 3