

FOR SALE - HOUSE

Oud-Strijderslaan 32- , 2300 Turnhout

Sold

Ref. 5321977



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

Surf. Living: 118m²
Surf. Plot: 194m²
Surf. terrace: 40m²

PEB/EPB: 794kwh/m²/j

DESCRIPTION

Centrally located surprisingly spacious family home to renovate with city garden and large garage.

Entrance hall with toilet, rectangular living room with gas fireplace and view of the back garden. Kitchen to refresh, giving access to the basement.

Floor

3 bedrooms, 2 of which have fitted wardrobes. The bathroom is to be refreshed and in its current layout has a sitting bath and a sink.

The upper floor can be accessed by a fixed staircase and could serve as a spacious 4th bedroom if finished.

Outside

The rear garden is paved and planted to the sides so low maintenance. A spacious storage room with attached garage of 52m² together are a huge asset of this property. The garage can be accessed via the back street and through the storage room you access the house which is particularly practical. The automatic garage door has also been recently renewed.

Behind the garage is a large playing field that is secure and enclosed so ideal for families with children.

All in all, a property with particularly high potential that with a refresh could guarantee lots of living pleasure.

This property is subject to the renovation obligation.

FINANCIAL

Price: Info at the office

VAT applied: No

Available: At the contract

BUILDING

Habitable surface: 118,00 m²

Fronts: 2

Construction year: 1968

State: Good state

COMFORT

Handicap friendly: No

Elevator: No

Blinds: Yes

ENERGY

EPC score: 794

EPC code: 0002875174-RES-1

EPC class: F

TERRAIN

Ground area: 194,00 m²

Garden: Yes (62,00 m²)

LAYOUT

Living room: 30,00 m²

Kitchen: 11,00 m², US semi fitted

Bedroom 1: 9,00 m²

Bedroom 2: 12,50 m²

Bedroom 3: 13,00 m²

Bedroom 4: 17,00 m²

Bathroom type: Shower in bath

Toilets: 1

Terrace: 40,00 m²

Cellar: Yes

Attic: Yes

PLANNING

Destination: Not disclosed

Building permission: Not disclosed

Parcelling permission: Not disclosed

Double glazing: Thermic isol.

Windows: Vinyl

Electricity certificate: Yes, not conform

Heating type: Gas burner

Heating: Individual

Right of pre-emption: No

Obligation to renovate: Yes

Asbestos inventory certificate: Yes

Asbestos inventory certificate creation date:
03/05/2023

Intimation: No legal correction or administrative
measure imposed

Flooding area: Not located in flood area

G-score: A

P-score: B

PARKING

Garage: 1

Parkings inside: 1