Dorp 29 , 2360 Oud-Turnhout
Phone number: 014 48 12 21
E-mail: info@echovastgoed.be

€ 1.950

For rent - Individual shop

Dorp 26 B1, 2360 Oud-Turnhout

Ref. 7060499

Availability: at the contract

Surf. Living: 189m²
Neighbourhood: commercial environment

Description

Move-in Ready Commercial Space in the Vibrant Heart of Oud-Turnhout

Location, location, and... location!
Are you looking for a commercial property with **maximum visibility** and a **prime location**? This move-in ready space is situated **right in the center of Oud-Turnhout**, on the **main square** and along a **busy connecting road**. With a **large shopfront** and a location **next to the local butcher**, you benefit from a **steady flow of foot traffic and high visibility**. It doesn't get any better than this!

Modern, Bright, and Ready for Business

This **very recent commercial property** is surprisingly spacious and filled with **natural light** thanks to its large windows. It comes equipped with a **sun awning**, perfect for warm days, and a **security alarm system** that offers added safety and peace of mind.

Fully Equipped and Smartly Designed

You'll enjoy a **separate toilet**, a **generous storage area**, a **private office**, and as a special bonus — a **charming inner courtyard**, perfect for relaxing breaks or informal client meetings. There's also the option to **take over the full inventory** under **favorable conditions**, so you can get started right away.

Ample Parking Available

Parking is no issue here. There is **plenty of parking available in the immediate area**, making the property easily accessible for both clients and staff.

Make Your Business Dream a Reality

This unique opportunity combines **visibility, comfort, and a top-tier location** in one. Ready to start or expand your business in the vibrant heart of Oud-Turnhout? Don't wait. As they say: for a successful business, the three most important things are — **location, location, and... location**.

???? **Contact us today for a viewing and discover the full potential of this exceptional property.**

Financial

Price: € 1.950,00 per month
Available: At the contract
Land registry income: € 918,00

Building

Surface: 189,00 m²
Fronts: 3
Construction year: 1956
Renovation: 2016
State: Good state
Front width: 9,20 m
Type roof: Point roof
Orientation facade: West

Comfort

Alarm: Yes
Videophone: Yes

Location

Environment: Commercial environment, central
School nearby: Yes
Shops nearby: 1m
Public transport nearby: 20m
Highway nearby: Yes
Sport center nearby: Yes

Layout

Kitchen: Yes, kitchenette
Bureau: Yes
Toilets: 1

Technics

Electricity: Yes
Electricity details: 220 V
Phone cables: Yes
Sewage: Yes

Gas: Yes
Water: Yes

Specific area

Toilettes M/W: Yes

Energy

EPC code: 20210928-0002469799-KNR-1
EPC class: C
Double glazing: Yes
Windows: Aluminium
Heating type: Gas
Heating: Individual

Planning

Destination: Living zone
Intimation: No legal correction or administrative measure imposed
Asbestos inventary certificate: Yes
Asbestos inventary certificate creation date: 04/09/2025
Flooding area: Not located in flood area
G-score: A
P-score: A