

FOR SALE - VILLA

Ploegstraat 7, 2400 Mol

Sold

Ref. BH 1978



Number of bedrooms: 5
Number of bathrooms: 1
Garages: 1
Availability: at the contract

Surf. Living: 230m²
Surf. Plot: 1800m²
Surf. terrace: 60m²
Neighbourhood: quiet

PEB/EPB: 396kwh/m²/j

DESCRIPTION

Discover the unique points of this property in Mol

Good construction quality
Favourable location (2 km Mol ring road)
Large, bright rooms
Separate office space
Lots of indoor & outdoor space
View of agricultural land

Imagine a spacious and practical house, built with quality materials and a spacious south-west oriented garden with large terrace 60m² and garden house (equipped with electricity & wood stove). All this in a rural location yet close to the city centre; schools, shops, hospital. The house, which originated in 1967, is very well maintained and systematically renovated. The kitchen was recently renovated and has granite worktop, double sink and quality appliances (MIELE). With large, light-filled rooms and no fewer than 4 spacious bedrooms on the first floor, this property offers plenty of space for the whole family. Moreover, the property boasts a separate office space on the ground floor, ideal for those who work from home. And there is more with a large storage room, separate garage and spacious basement (25m²), there is no shortage of extra storage space. For those looking to make their own mark, this property offers even more potential. The house is of good construction and quietly located on a spacious plot (18are). The large bright rooms with generous dimensions (master bedroom of no less than 29m²) give you plenty of possibilities to modernise. An added bonus: everything is possible, so you can create a unique modern gem at your own pace.

Would you like more information about this property or make an appointment to visit ? Call Bieke Huysmans on 0485/822.202.

Details:

Habitable surface area: 225m²
Surface area of land: 18are
Built year: 1967
Energy label: D NO renovation requirement
Heating: on gas (2019 boiler)
ground floor + first floor: radiators
living area: gas fireplace
Bedrooms: 4 possibly 5
Bathroom: 1
Office space: yes
Private parking spaces: 3
Distance to ring Mol: 2km
Distance to schools: 4km (European school, Campus Rozenberg & St Jan Berchmanscollege)

FINANCIAL

Price: Info at the office
VAT applied: No
Available: At the contract
Land registry income: € 1.194,00

LOCATION

Environment: Quiet

TERRAIN

BUILDING

Habitable surface: 230,00 m²

Fronts: 4

Construction year: 1967

Renovation: 2000

State: Good state

Number of floors: 2

Type roof: Saddle roof

COMFORT

Furnished: No

Handicap friendly: No

Elevator: No

Blinds: Yes

ENERGY

EPC score: 396

EPC code: 2710222

EPC class: D

Double glazing: Yes

Electricity certificate: Yes, not conform

Heating type: Gas (centr. heat.)

Heating: Individual

Ground area: 1.800,00 m²

Garden: Yes

LAYOUT

Living room: 40,00 m²

Kitchen: 13,00 m², US hyper equipped

Bureau: 12,00 m²

Bedroom 1: 29,00 m²

Bedroom 2: 12,00 m²

Bedroom 3: 13,00 m²

Bedroom 4: 20,00 m²

Bedroom 5: 12,00 m²

Bathroom type: Shower and bath tub

Toilets: 2

Second terrace: 60,00 m²

Laundry: Yes

Cellar: 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 - no legal correction or administrative measure imposed

Flooding area: Not located in flood area

G-score: A

P-score: A

Summons: No

Servitude: No

PARKING

Garage: 1

Parkings outside: 6

Parkings inside: 1