

FOR SALE - VILLA

Wezelakkers 134, 2360 Oud-Turnhout

Sold

Ref. 1793



Number of bedrooms: 3
Number of bathrooms: 1
Availability: to be agreed upon

Surf. Living: 242m²
Surf. Plot: 788m²
Surf. terrace: 40m²
Neighbourhood: quiet

PEB/EPB: 230kwh/m²/j

DESCRIPTION

Welcome to this extremely quiet family home on a plot of 788sqm and which boasts 3 bedrooms, office space, spacious living room with semi-open kitchen, breakfast area, utility room, bathroom and a beautifully landscaped sunny garden.

First Floor:

In the spacious entrance hall with access to the office space on the one hand and to the living room on the other hand. Here you immediately notice the large amount of light. From all angles, the large windows allow contact with the outside world. The flooring is in natural stone with underfloor heating. At the rear facade, slide in good weather the windows open and the living through to the beautiful terrace. The modern and very well maintained kitchen is equipped with ample work space and appliances. Breakfast can be enjoyed in the morning sun in the breakfast nook.

Second floor:

On the floor we find 3 spacious bedrooms on laminate. The master is located at the rear and is equipped with spacious walk-in closet and a lovely roof terrace. The bathroom is fully furnished and also well maintained. It is furnished with a spacious corner bath, shower and double sink. The toilet is separate in the hallway.

The garden is easy to maintain and you can enjoy the sun from morning until late evening if you wish. The street is a dead end so very quiet. In the garden house you can easily store garden tools.

Details:

- Very quiet, yet central
- Ready to move in
- Child friendly neighborhood
- In the back of the garden is a gate that gives access to the large playground

FINANCIAL

Price: Info at the office

VAT applied: No

Available: To be agreed upon

Liberal profession possible: Yes

BUILDING

Habitable surface: 242,00 m²

Fronts: 4

Construction year: 2004

State: Very good state

Main area: 130 m²

Front width: 11,00 m

Type roof: Saddle roof

Orientation rear: South-east

Orientation facade: North-west

COMFORT

Handicap friendly: No

LOCATION

Environment: Quiet

School nearby: 500m

TERRAIN

Ground area: 788,00 m²

Width at the street: 32,00 m

Garden: Yes (788,00 m²)

LAYOUT

Living room: 18,00 m²

Dining room: 16,00 m²

Kitchen: 23,00 m², hyper equipped

Bureau: 10,00 m²

Bedroom 1: 18,00 m²

Bedroom 2: 17,00 m²

Bedroom 3: 10,00 m²

Bathroom type: Shower and bath tub

Toilets: 2

Terrace: 40,00 m²

ENERGY

EPC score: 230

EPC code: 20211004-0002471268-RES-1

EPC class: C

Double glazing: Yes, thermic and acoustic isol.

Windows: Aluminium

Heating type: Gas (centr. heat.)

Heating: Individual

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: Yes

Right of pre-emption: No

Intimation: No

Flooding area: Not located in flood area

Summons: No

Servitude: No

PARKING

Parkings outside: 2

Parkings inside: No