

**For sale -  
Flat**

**1785 Merchtem**

**€ 340.700**

**Ref. 6959012**



Number of bedrooms: 2  
Number of bathrooms: 1

Surf. Living: 99m<sup>2</sup>  
Surf. terrace: 19m<sup>2</sup>

# Description

Welcome to this beautiful new construction project on the Drypikkel in Merchtlem, where modern living, comfort and tranquility come together. This recently completed residential project consists of two stylish apartment buildings with a total of 48 spacious and bright apartments. Whether you are looking for a cozy 1-bedroom apartment or a larger living space with 2 or 3 bedrooms, here you are sure to find a place that suits you perfectly. Surface areas range from 84.80 m<sup>2</sup> to 143.20 m<sup>2</sup>, each with a smart layout and high-quality finishes. Moreover, you will enjoy extra comfort thanks to underground parking spaces, private cellars and solar panels that contribute to sustainable and energy-efficient living. Here you live in peace and yet within walking distance of stores, schools and public transport. The connection to surrounding towns and highways is also excellent. Whether you're looking for a first home, want to move to something new or are looking for a value-proof investment, this move-in-ready project offers it all. Feel at home at the Drypikkel - your new place to live is waiting for you.

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## Financial

Price: € 340.700,00

VAT applied: Yes

Construction value: € 303.500,00

Value land: € 37.200,00

Min. rental price: € 1.044,00

## Building

Habitable surface: 99,00 m<sup>2</sup>

Floor: 2

## Comfort

Furnished: No

Elevator: Yes

Pool: No

## Location

School nearby: Yes

Shops nearby: Yes

Public transport nearby: Yes

Highway nearby: Yes

Sport center nearby: Yes

## Terrain

Garden: No

## Layout

Kitchen: Yes, fully fitted

Bedroom 1: 10,49 m<sup>2</sup>

Bedroom 2: 12,21 m<sup>2</sup>

Bathroom type: Shower in bath

Toilets: 1

Terrace: 19,40 m<sup>2</sup>

## Technics

Electricity: Yes

## Planning

Destination: Not disclosed

Building permission: Not disclosed

Parcelling permission: Not disclosed

Right of pre-emption: Not disclosed

Intimation: Not disclosed