

**For sale -
Flat****€ 295.000****Nijvelsesteenweg 352 B22, 1500 Halle****Ref. 7709254**

Number of bedrooms: 2
Number of bathrooms: 1
Availability: at the contract

Surf. Living: 68m²
Neighbourhood: Suburb

PEB/EPB: 72kwh/m²/j

Description

Welcome to this well-maintained, move-in-ready, and energy-efficient (EPC A) apartment (2018) in Halle! The apartment is located on the second floor. The cozy open-plan living area enjoys plenty of natural light thanks to the large sliding window that opens onto the terrace. The parallel kitchen is fully equipped with high-quality appliances, making it ideal for those who enjoy cooking in comfort. The property also features two bedrooms, a practical storage/laundry room, a separate toilet, and a modern bathroom with a vanity and walk-in shower. This apartment is the perfect choice for first-time buyers or investors looking toward the future. It is conveniently located close to all amenities, with a carpool parking area next to the building and easy access to major roads. Don't miss the opportunity to view this apartment—schedule your visit today! We look forward to welcoming you.

Financial

Price: € 295.000,00
VAT applied: No
Available: At the contract
Land registry income: € 880,00

Building

Habitable surface: 68,00 m²
Construction year: 2018
Floor: 2

Comfort

Furnished: No
Pets allowed: Yes
Videophone: Yes
Elevator: Yes
Air conditioning: No
Pool: No

Energy

EPC score: 72 kWh/m²/year
EPC code: 23027-G-BH/2016/199/EP16647/A001/D01/SD009
EPC class: A
Double glazing: Yes
Heating type: Gas (centr. heat.)

Location

Environment: Suburb
School nearby: Yes
Shops nearby: 700m
Public transport nearby: 50m
Highway nearby: 50m
Sport center nearby: 500m

Terrain

Garden: No



Layout

Kitchen: Yes, fully fitted
Bathroom type: Shower
Shower rooms: 1
Toilets: 1
Laundry: Yes
Cellar: No

Technics

Electricity: Yes

Planning

Destination: Living zone
Building permission: Not disclosed
Parcelling permission: Not disclosed
Right of pre-emption: No
Obligation to renovate: No
Intimation: No - no legal correction or administrative measure imposed
Flooding area: Not located in flood area
G-score:  D
P-score:  D
Summons: No

Management measures recorded in the register of measures: No

Parking

Garage: 0

Parkings outside: 0

Parkings inside: 0