SELL SERVICE
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€ 917.500 | WOLUWE-SAINT-LAMBERT | REF. MALOU VIEW - C5A

LIVING SURFACE	BEDROOMS	BATHROOMS	TERRACE SURFACE
132 m²	2	2	14 m²

MALOU VIEW - 2 BEDROOM FLAT WITH FRONT TERRACE

Boulevard de la Woluwe 62, 1200 Woluwe-Saint-Lambert

The Boulevard de la Woluwe is welcoming an exceptional new project: MALOU VIEW. Victoire-Junot, proposes this beautiful 132 sqm- 2-bedroom crossing apartment, as follows: Large entrance hall with guest toilet and laundry/technical room leading to the super-equipped open-plan kitchen opening onto the beautiful living room and dining room, with a lovely terrace at the front. This hall, extending into a night hall, includes a bathroom (with bath and single washbasin) and a first bedroom. The master bedroom benefits from an en suite shower room (with shower, double washbasin and separate toilet) and a dressing space; these bedrooms are located at the rear of the apartment, in a quiet location with view on the Saint Lambert parc . Practical Information: No cellars - Bicycle storage included - Car parking spaces available at €40,000 - Cargo bike parking at €5,000 - Sale subject to VAT (21% – reduced rate of 6% possible under certain conditions). PEB energy rating: A - Estimated delivery: 2027 A rare opportunity to live or to invest, in a prestigious setting. Contact us for more information or to arrange a visit.

Characteristics

GENERAL

Type	Apartment	City	Woluwe-Saint-Lambert
Price	€ 917.500	Living surface	132 m²
Terrace surface	14 m²	Heating	Heat pump
Bedrooms	2	Bathrooms	2
Floor	5 / 6	Available	To be agreed
Available	30-10-2027	Construction year	2027
State	New	Facades	2
Bedroom	16.3 m²	Bedroom	15.2 m²
Bathroom	2	Lavatory	2
Terrace	14 m²	Living room/dining area	52 m²
Intercom		Videophone	
Double glazing		Lift	
Disabled access		Bus	
Shops		Primary school	
Sport center		Train station	
Highway		Nursery	
Secondary school		Day care	
Doctor		Supermarket	
Possibility of connecting : Water / Gas / Electricity		PEB	45 kW/m²
		PEB category	A
EPC code	A		

MANDATORY INFO

Building permit Not announced	Summons and recovery claim Not announced
Urban destination Not announced	Pre-emption right Not announced
Subdivision permit Not announced	Flood prone area Potential flood zone

FINANCIAL

Price
€ 917.500

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