



€ 945.000 | BRUXELLES | REF. WORC-202-210



LIVING SURFACE

209 m²



BEDROOMS

3



BATHROOMS

2



TERRACE SURFACE

19 m²

Roosevelt: Spacious 2/3 bedroom apartment with terrace

 **FRANKLIN ROOSEVELT 202 AVENUE, 1050 Bruxelles**

Spacious entrance hall with cloakroom space and guest toilet with washbasin - herringbone parquet splendid light-filled receptions - herringbone parquet beautiful southwest terrace approximately 20 sqm in size fully equipped separate kitchen: gas stove + oven, dishwasher, fridge freezer, high table, hood office with storage space and sink Bedroom 1 of approximately 18 sqm with adjoining bathroom (bathtub, shower, sink, and toilet) Bedroom 2 of approximately 14 sqm - dressing area Bathroom (bathtub, vanity unit, and toilet) A third bedroom is convertible along with a third bathroom also to be renovated, A very large cellar at -1 at the back left garage on the left + charging station Various: Energy class: D double-glazed aluminum + shutters charges 1600€/quarter Elevator compliant No asbestos Entire facade redone as well as terraces + waterproofing Recent gas boiler Small co-ownership of 4 owners

Characteristics

GENERAL

Type	Apartment	City	Bruxelles
Price	€ 945.000	Living surface	209 m²
Terrace surface	19 m²	Heating	Gas
Bedrooms	3	Bathrooms	2
Floor	2 / 4	Construction year	1937
State	Requires updating	Facades	2
Bedroom	16 m²	Bedroom	13 m²
Cellar	20 m²	Bathroom	2
Lavatory	3	Terrace	19 m²
Living room/dining area	55 m²	Hall	16 m²
Equipped kitchen	8 m²	Butler's pantry	7 m²
Double glazing		Lift	
Water softener		Electric car terminal	
Aluminum window		Golf	
Tennis court		Bus	
Shops		Primary school	
Train station		Town centre	
Nursery		Day care	
Golf		Doctor	
Supermarket		Taxi	
Tennis		Tram	
University		Possibility of connecting : Water / Gas / Electricity	
PEB	180 kW/m²	PEB category	D
EPC code	20260516-0000753336-01-3		

MANDATORY INFO

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

FINANCIAL

Price

€ 945.000

Syndicate fees

550 €

