SELL SERVICE
info@victoire.be
+32 (0)2 375 10 10



LIVING SURFACE	BEDROOMS	BATHROOMS	TERRACE SURFACE
49 m²	1	1	15 m²

Ixelles, university district – Beautiful brand-new ground floor apartment with terrace and garden

1050 Ixelles

Victoire Junot presents this charming brand-new studio++ on the ground floor, perfectly laid out and beautifully finished with taste, featuring a private terrace and garden. It offers a bright living space with a fully equipped kitchen, opening onto the terrace and city garden, creating a pleasant indoor-outdoor flow. The property also includes a nice separate bedroom, a shower room and a separate toilet. A cellar (N°6) and bicycle storage are also included. Residents benefit from a welcoming shared space overlooking the interior garden, ideal for remote working or entertaining guests. Located in a sought-after, quiet and convenient neighborhood, with all amenities within walking distance, this property is ideal for a first purchase or an investment.
Contact: 02 / 375 1010 – new@victoire.be

Characteristics

GENERAL

Type	Apartment	City	Ixelles
Price	€ 375.000	Living surface	49 m²
Terrace surface	15 m²	Heating	Heat pump
Bedrooms	1	Shower rooms	1
Floors	4	Available	Free
Construction year	2026	Renovation year	2026
State	New	Facades	2
Terrace	15 m²	Garden	35 m²
Double glazing		Internet	
Photovoltaic panels		Double flow ventilation	
Fire alarm system		Common laundry	
Concierge		Bike storage room	
TV distribution		Intercom	
Security door		Lift	
Air-conditioning		Connected thermostat	
Triple glazing		Disabled access	
Highway		Bus	
Town centre		Shops	
Nursery		Primary school	
Secondary school		Day care	
Train station		Hospital/clinic	
Doctor		Park	
On main road		Sport center	
Supermarket		Taxi	
Tennis		Tram	
University		PEB	45 kW/m²
PEB category	B	EPC code	B

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
Non-flood zone

FINANCIAL

Price
€ 375.000

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