

Spacious semi-detached house with luxurious finishes and potential for a professional practice

Venelle Schubert 8, 1083 Ganshoren

Reference: 4496 | House

€699.000



182 m²



306 m²



4



3



55 m²



198 kWh/m²

Spacious semi-detached house with luxurious finishes, 4 bedrooms, 3 bathrooms and potential for a professional practice

Built in 2007, this carefully maintained semi-detached house offers an impressive 306 m² of living space on a 187 m² plot. Its generous proportions, luxurious finishes and versatile layout will appeal to anyone seeking a comfortable home with the option to combine family life and professional activities.

The house features four bedrooms and three bathrooms, including a shower room on the ground floor. The spacious living areas provide ample room for enjoyable family living, with particular attention paid to comfort and finishes down to the smallest detail.

A key feature is the versatile ground floor, which lends itself to use as an office or professional practice. This level includes an 18 m² living area and a separate 14 m² office. With a kitchen and shower room already in place, this space offers numerous possibilities.

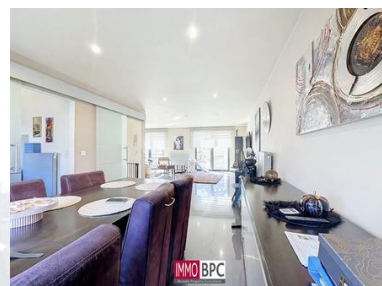
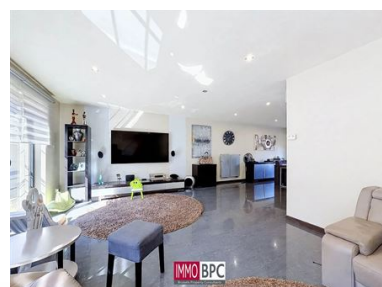
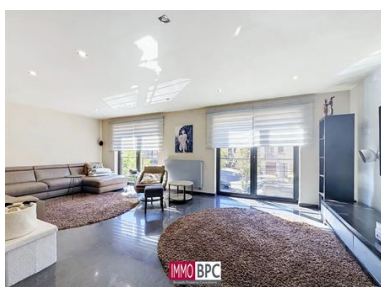
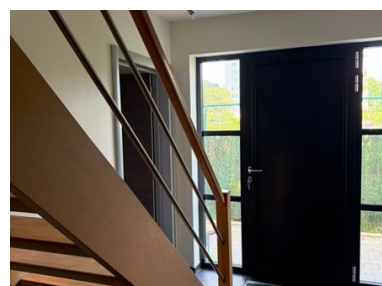
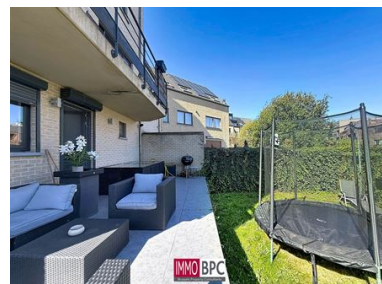
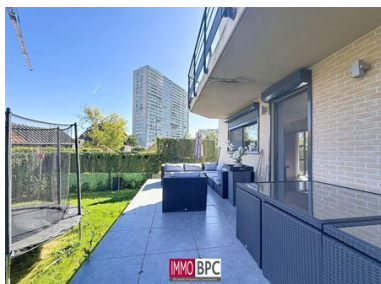
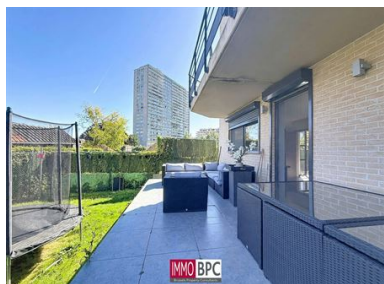
Outside, a 24 m² ground-floor terrace and a second 10 m² terrace on the first floor provide inviting spaces for relaxing or dining outdoors.

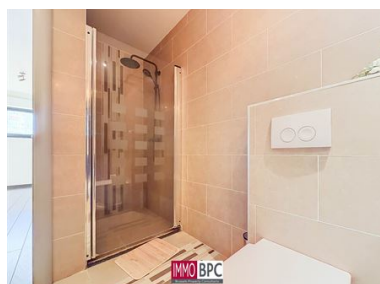
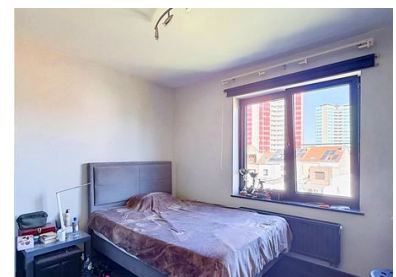
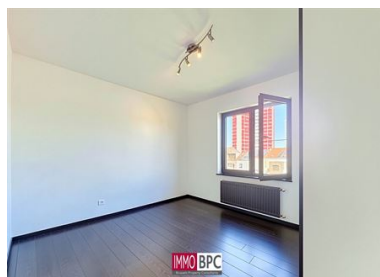
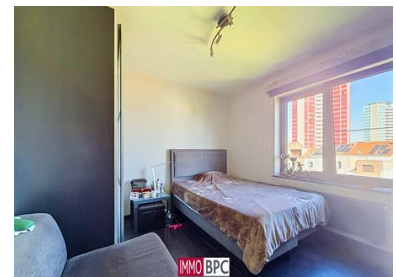
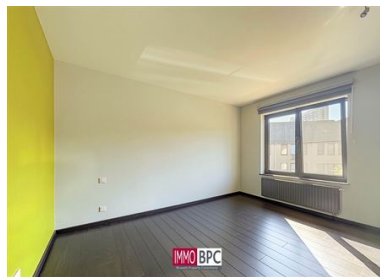
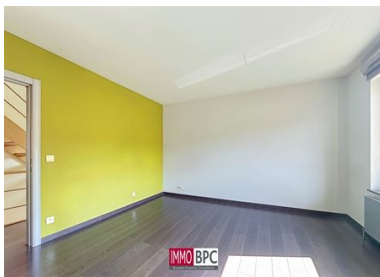
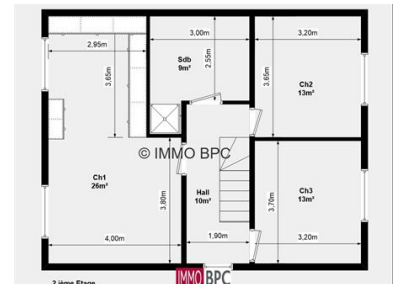
The 20 m² garage with an electric door completes the property. Additional features include security glazing on the ground floor, shutters on the rear windows of the first floor, insect screens on all windows and marble window sills. A 750-litre rainwater tank supplies water for flushing the toilets.

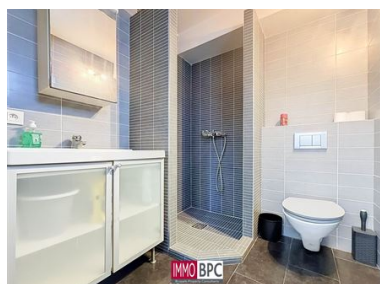
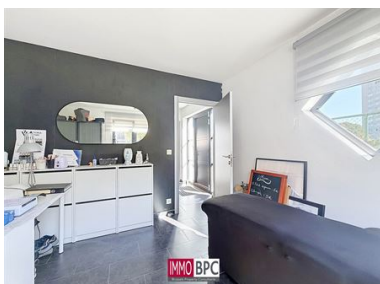
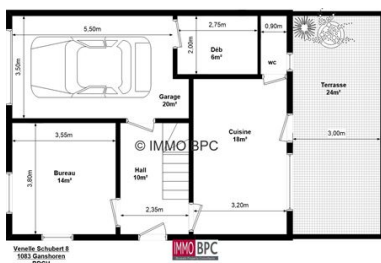
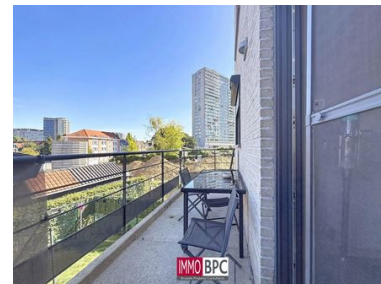
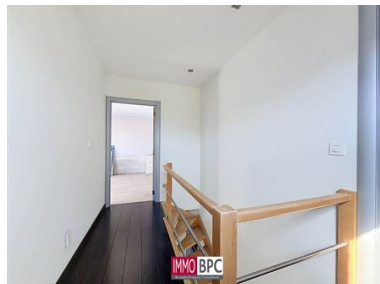
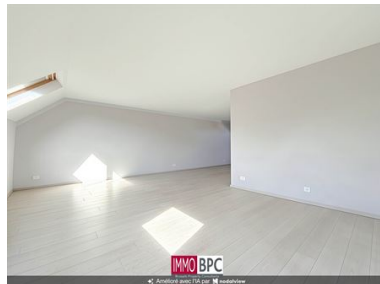
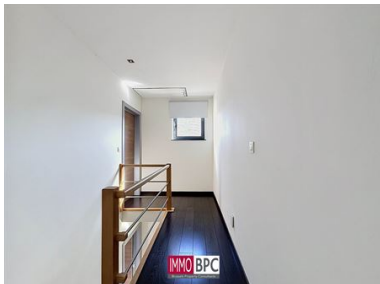
A spacious and versatile home combining comfort, luxurious finishes and attractive possibilities for running a professional practice from home.

Discover this property during a viewing with IMMOBPC.

Pictures







Details

Financial

Price	€699.000
Available	Onact
Cadastral income (non-indexed)	€2.943,00

Building

Year built	2007
Condition	very good condition
Habitable area	306 m ²
Roof type	Concrete roof

Ground

Ground area	182 m ²
Terrace	Yes, 24 m ² , East
Garden	Yes, 55 m ² , East

Goal multifamilial, Profession libérale + logement

Comfort

Interior comfort	Internet
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Garage/parking

Garages	1 (Mandatory)
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Interior

Ground

Hall	10 m ² . Tiles
	20 m ² . Tiles
	18 m ² . Oven, Sink, Extractor, Fridge, Sink, Cermic stove, Microwave,,,. Tiles
storage	6 m ² . Tiles
	14 m ² . Tiles
	Wall tiles,, Double sink.
	Tiles
Terrace 1	24 m ² .
	55 m ² .

First floor

Hall	8 m ² . Tiles
	49 m ² . Access to the terrace. Tiles
	13 m ² . Oven, Double-sink, Extractor, Fridge, Sink, Cermic stove, Microwave,,,. Tiles
Terrace 1	10 m ² .

Second floor

Hall	10 m ² . Tiles
	26 m ² . laminate
	13 m ² . laminate
	13 m ² . laminate
	9 m ² . Bathroom, Toilet, Shower, Storage cupboards, Wall tiles, Double sink. Tiles

47 m². laminate

15 m². laminate

Third floor

Wall tiles, Washbasin, Washing machine connection, . Tiles

- Le rez-de-chaussée est prévu pour l'aménagement d'un petit studio de 18 m² et d'un bureau indépendant de 14 m².
- Het gelijkvloers is voorzien voor de inrichting van een kleine flat van 18 m² en een afzonderlijk bureau van 14 m².
- Les fenêtres du rez-de-chaussée sont équipées de vitrage de sécurité. Au premier étage, les fenêtres à l'arrière disposent de volets.
- De ramen op het gelijkvloers zijn uitgerust met veiligheidsglas. Op de eerste verdieping zijn de ramen aan de achterzijde voorzien van rolluiken.
- Garage de 20 m² avec porte électrique - Garage van 20 m² met elektrische poort.
- Moustiquaires à toutes les fenêtres. - Vliegenramen aan alle ramen.
- Appuis de fenêtre en marbre. - Marmeren vensterbanken.
- Citerne d'eau de pluie de 750 litres alimentant les chasses d'eau des toilettes.
- Regenwaterreservoir van 750 liter voor de spoeling van de toiletten.
- Terrasse au rez-de-chaussée : 24 m².
- Terras op het gelijkvloers: 24 m².
- Terrasse au premier étage : 10 m².
- Terras op de eerste verdieping: 10 m².

Energy

Heating	Individual Central heating on gas
Windows	Double glazing alu
Electricity certification	Yes, conform

Urban

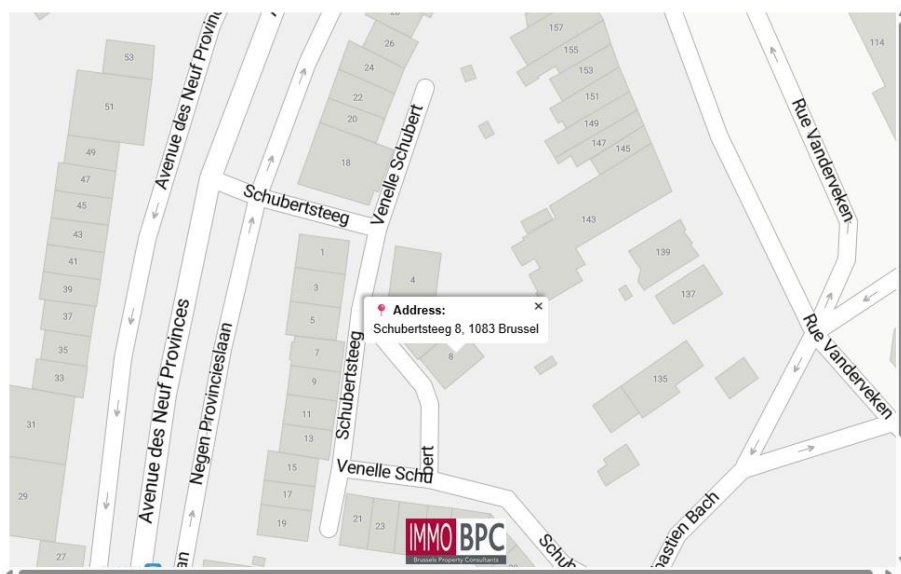
Destination	Requested
Summons	Not applicable
Preemptive Rights	No
Permit	Yes
Allotment permit	No

EPC

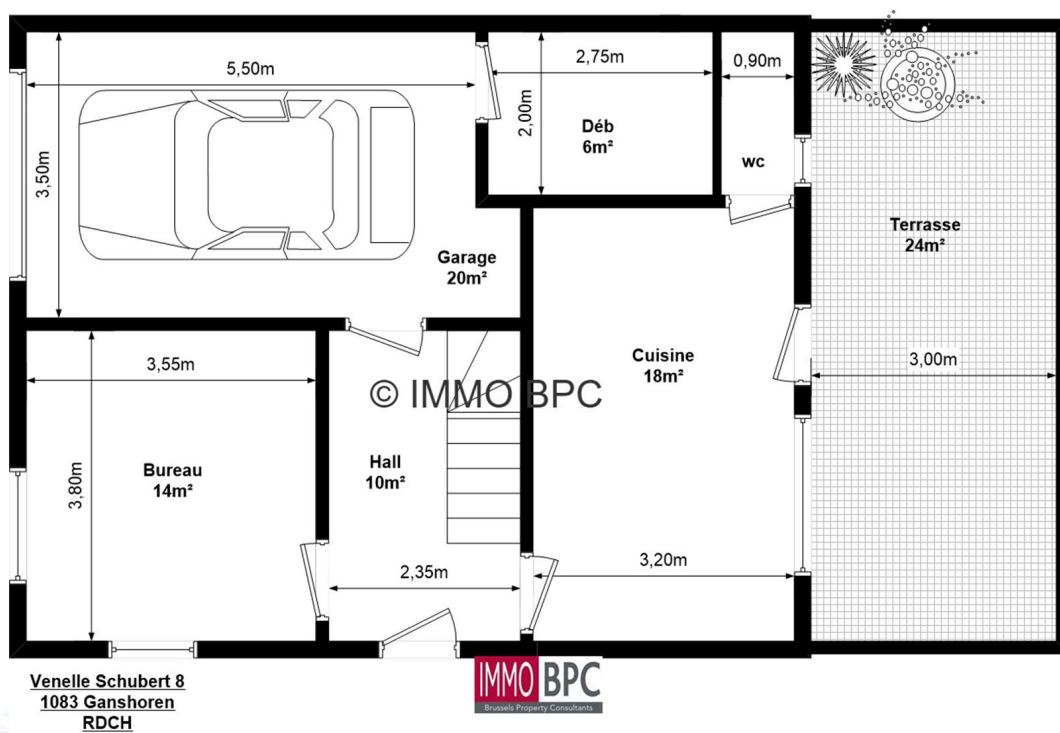
EPC	198 kWh/m ²
EPC label	
CO2 emission	39 kg/(m ² .year)

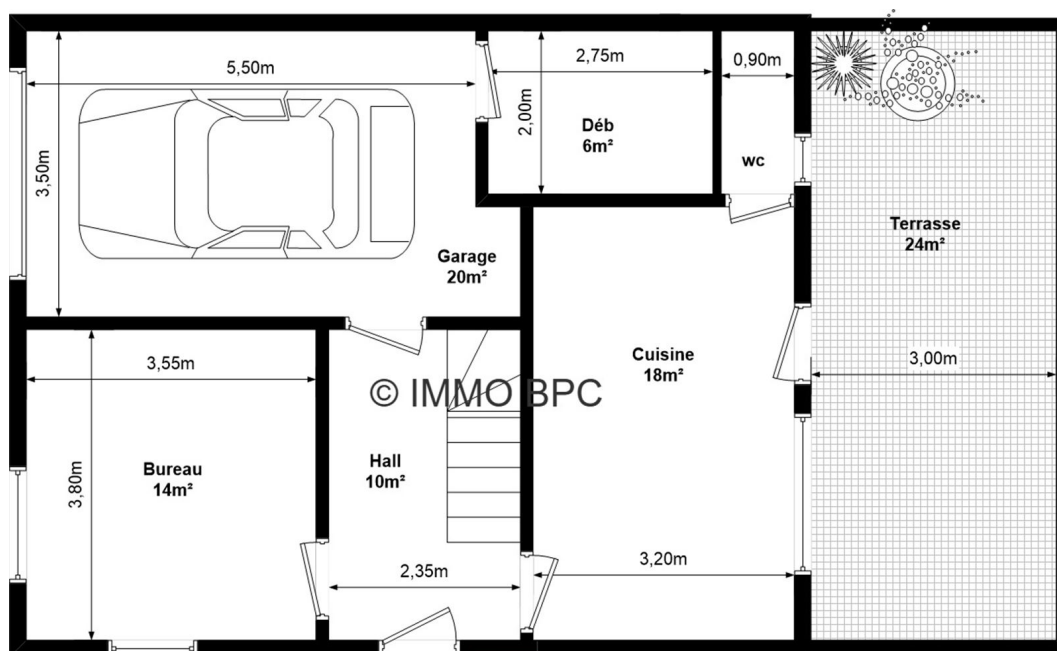
Location and surroundings

Address: Venelle Schubert 8, 1083 Ganshoren



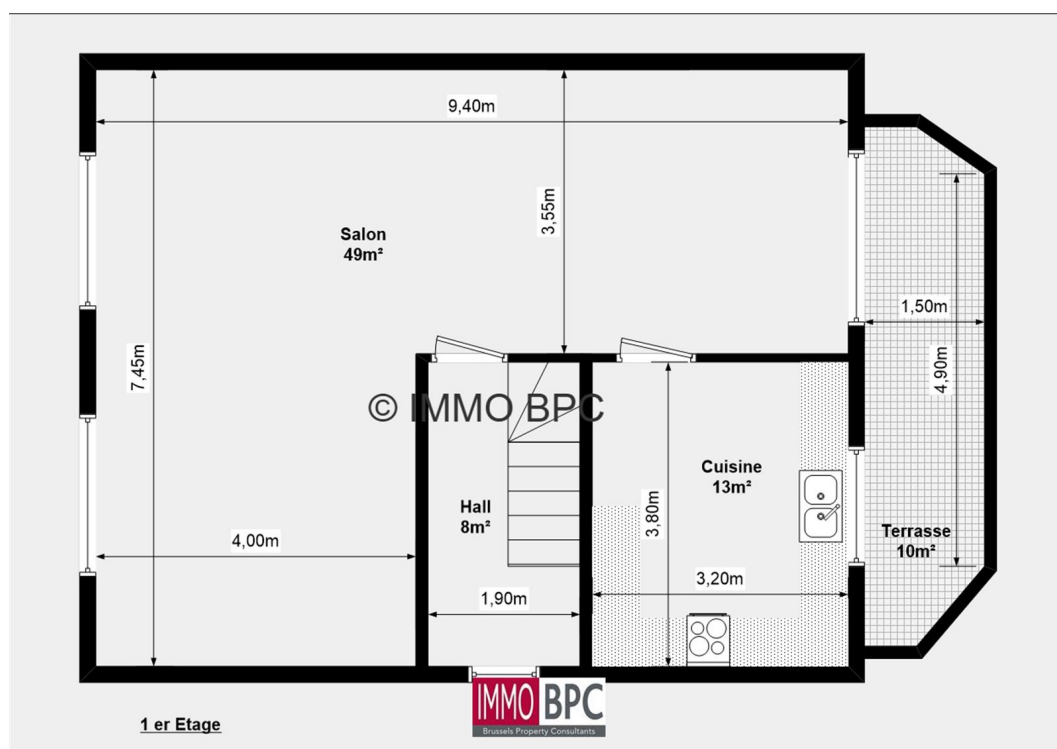
Floor plan(s)





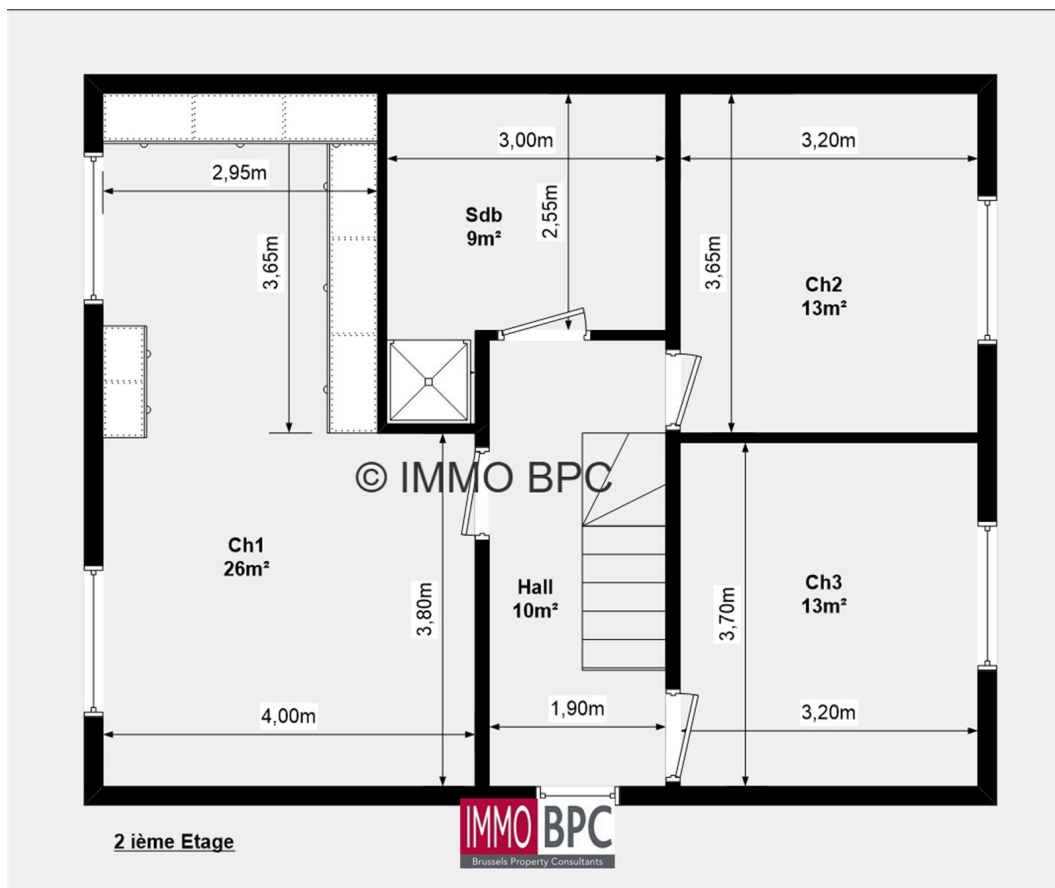
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RDCH

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