

# Apartment for sale in Sint-jans-molenbeek



Rue Pierre Gassée 10, 1080 Sint-jans-molenbeek

Reference: 4183 | Apartment

€225.000



2



1



460 kWh/m<sup>2</sup>

Welcome to this unique opportunity to own an authentic apartment located near the promising neighborhood of Tour & Taxis. This quiet street houses a spacious 2-bedroom apartment with not one, but two basements, providing additional storage options and flexibility.

This charming apartment exudes authenticity and offers a warm atmosphere from the moment you step inside. The well thought out layout ensures smooth circulation and optimal use of the available space. The two bedrooms offer comfortable accommodation, ideal for a family, couple or as an investment.

Its location in the up-and-coming Tour & Taxis neighborhood is an added bonus. Here you will experience the perfect combination of tranquility in close proximity to a vibrant part of town. Close by you will find all necessary amenities, such as stores, schools and public transport, making this apartment not only a stylish place to live, but also a practical choice for everyday life.

A special feature of this apartment is the presence of two basements, which is a rare advantage. These extra spaces offer possibilities for storage, a hobby room or even a home office. The versatility of these additional spaces makes this apartment even more attractive.

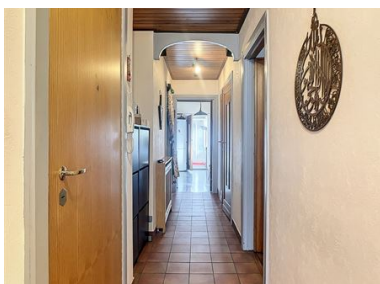
In addition, this apartment is completely move-in ready, which means you can move in without worry and enjoy your new home immediately. The tasteful finishes and use of quality materials add to the attractiveness of this property.

Don't wait any longer and make an appointment for a viewing to discover for yourself the charm and possibilities of this unique apartment. A property with character, located in a neighborhood full of potential, awaits you.

For further questions or to make an appointment, please feel free to contact us. We look forward to welcoming you to this beautiful apartment. [info@immobpc.be](mailto:info@immobpc.be) or tel : 02/420 00 28



## Pictures



## Details

### Financial

Price	€225.000
Available	To be established
Cadastral income (non-indexed)	€666,00
Real estate tax	€867,00
Charges: Elevator, syndic, insurance, maintenance common parts, reserve bill	€198,00

### Building

Year built	1940
Condition	Used
Constructed area	101 m <sup>2</sup>
Floor	3
Total floors	5
Roof type	Not communicated

### Ground

### Comfort

Lift	Yes
Interior comfort	

## Interior

### Third floor

Hall	10 m². Tiles
	22 m². parquet
	13 m². Oven, Sink, Extractor, Gas hatch, , , . vinyl
	24 m². Terrace access. parquet
	10 m². parquet
	9 m². Shower, Storage cupboards, Washbasin, Space for a washing machine, Space for dryer. vinyl
	Tiles
laundry	5 m². Tiles
Terrace 1	9 m².

### Basement(-1)

Momenteel verhuurd aan € 840 + charges



## Energy

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

## Urban

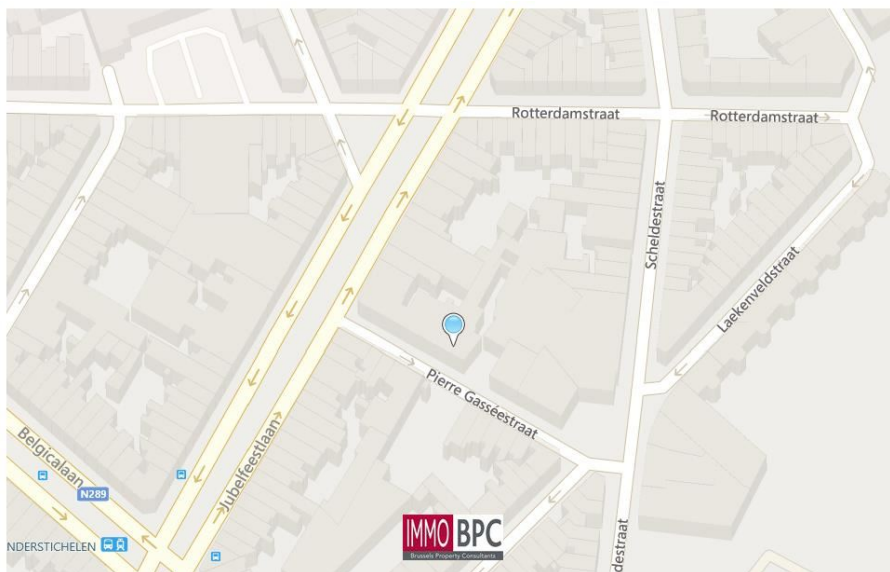
Destination	Not yet requested
Summons	Not yet requested
Preemptive Rights	Not yet requested
Permit	Not yet requested
Allotment permit	Not yet requested

## EPC

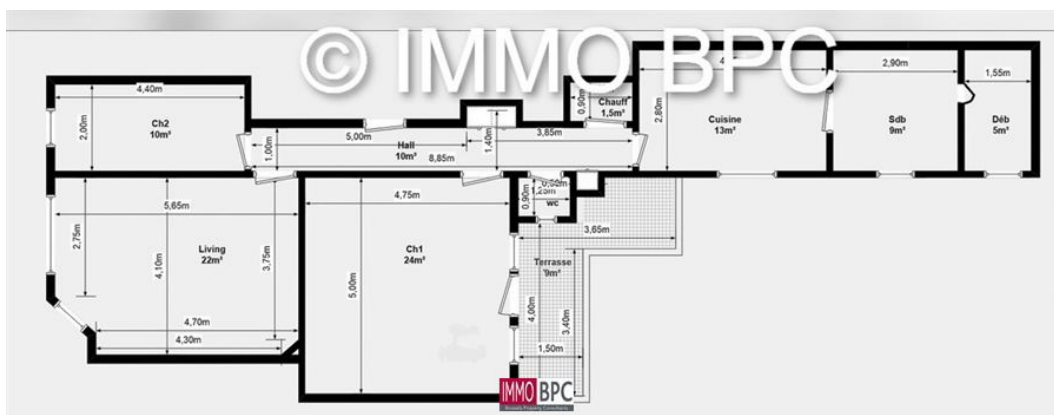
EPC	460 kWh/m <sup>2</sup>
EPC label	

## Location and surroundings

Address: Rue Pierre Gassée 10, 1080 Sint-jans-molenbeek



## Floor plan(s)



## Interested in this property?

Your IMMO BPC agents are happy to help you!

Tel: +32 2 420 00 28

Email: [info@immobpc.be](mailto:info@immobpc.be)



The above information is given without obligation and for information purposes only. All offers are subject to errors, previous sales, price changes or oblivion. All rights reserved. Reproduction in whole or in part without the written consent of IMMO BPC is prohibited.

**IMMO BPC**

Avenue Charles Quint 114, 1083 Ganshoren (Brussels)

+32 2 420 00 28 | [info@immobpc.be](mailto:info@immobpc.be)

[www.immobpc.be](http://www.immobpc.be)

