



Leuvensesteenweg 587 , 3071 Kortenberg

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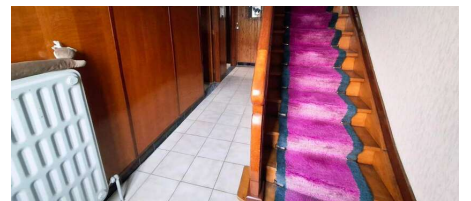
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For sale - House

€ 395.000

Blankaart 18, 3061 Leefdaal

Ref. 7194299



Number of bedrooms: 4
Number of bathrooms: 1
Availability: at the contract

Surf. Living: 221m²
Surf. Plot: 707m²

PEB/EPB: 852kwh/m²/j

Description

Spacious house located at Blankaart 18 in Bertem, with 221 m² of living space on a plot of 707 m².
Built in 1953.

EPC: label F (renovation obligation).
The home is ready for a new chapter and offers plenty of indoor space.

Layout:
Ground floor: entrance hall, dining room, living room, large kitchen overlooking the garden and beautiful southeast-facing terrace, separate toilet, storage space with access to the basement, and garage.

First floor: two large bedrooms, a smaller room, and a bathroom.

Second floor: fourth bedroom and attic space (two rooms).

A characterful home with great potential and a lovely setting.

For your information: a part of the garden was sold to the neighbour. See the attached plan for clarification.

Financial

Price: € 395.000,00
Available: At the contract
Land registry income: € 1.157,00

Building

Habitable surface: 221,00 m²
Fronts: 3
Construction year: 1953
State: To be refreshed

Energy

EPC score: 852 kWh/m²/year
EPC class: F

Terrain

Ground area: 707,00 m²
Garden: Yes

Planning

Destination: Not disclosed
Building permission: Not disclosed
Parcelling permission: Not disclosed
Right of pre-emption: Not disclosed
Intimation: Not disclosed
G-score: A
P-score:  D

Parking

Garage: Yes