



Connect

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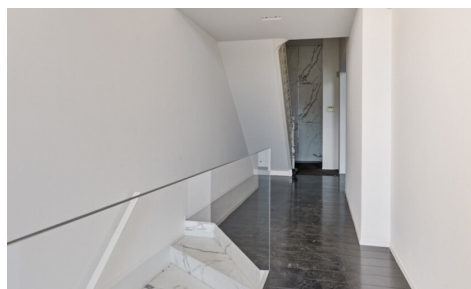
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FOR SALE - EXCEPTIONAL HOUSE

Dageraadstraat 54, 1000 Brussels

€ 2.090.000

Ref. 6255864



Number of bedrooms: 5

Surf. Plot: 80m²

PEB/EPB: 319kwh/m²/j

Neighbourhood: city Center

DESCRIPTION

Stately living and this within walking distance of Chatelain and Flagey, known for its lively neighbourhoods with fine refined restaurants and trendy bars. Close to Ter Kameren Bos, a beautiful piece of green in the heart of Brussels. Ideal for residents who wish to enjoy live music in the park or simply enjoy the greenery and/or sports activities. Shopping in the surrounding neighbourhood will not be lacking: Avenue Louise and Toison d'Or can be found around the corner.

The area can be described as pleasant residential living and this in the middle of the city centre.

The property itself is unique. With more than seven floors and two separate entrances, the property lends itself to many possibilities. Thus, this property can also open doors for liberal professions. The choice of materials, finishes, home automation ... leave nothing to the imagination. In short, this stately home is looking for an occupant who appreciates the grandeur of this Brussels mansion.

****Share Transfer****

FINANCIAL

Price: € 2.090.000,00

VAT applied: No

Land registry income: € 4.132,00

Transfer of shares: Yes

BUILDING

Fronts: 2

Construction year: 1899

State: Very good state

Number of floors: 7

Front width: 6,00 m

COMFORT

Furnished: No

ENERGY

EPC score: 319

EPC code: 20120815-0000108271-01-9

EPC class: F

Electricity certificate: Yes, conform

LOCATION

Environment: City Center, central

School nearby: Yes

Shops nearby: Yes

Public transport nearby: Yes

TERRAIN

Ground area: 80,00 m²

Width at the street: 6,00 m

Garden: Yes

LAYOUT

Kitchen: Yes, hyper equipped

Bureau: Yes

Laundry: Yes

Cellar: Yes

TECHNICS

Electricity: Yes

Cable TV: Yes

Sewage: Yes

Water: Yes

PLANNING

Destination: Not disclosed

Building permission: Not disclosed

Parcelling permission: No
Right of pre-emption: No
Obligation to renovate: Yes
Intimation: No
Summons: No
Servitude: No

PARKING

Parkings outside: No
Parkings inside: No