



Connect

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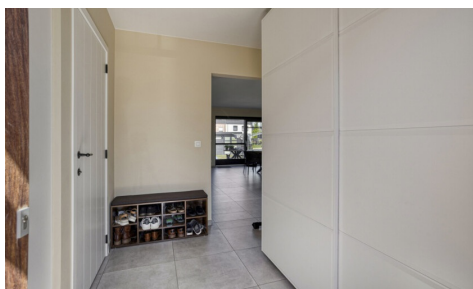
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## FOR SALE - FAMILY HOUSE

Kwaadbunder 65, 3150 Haacht

€ 565.000

Ref. 6956167



Number of bedrooms: 3

Number of bathrooms: 1

Availability: at the contract

Surf. Living: 166m<sup>2</sup>

Surf. Plot: 334m<sup>2</sup>

Neighbourhood: countryside

PEB/EPB: 7kwh/m<sup>2</sup>/j

## DESCRIPTION

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### FINANCIAL

Price: € 565.000,00  
VAT applied: No  
Available: At the contract  
Land registry income: € 1.276,00  
Indexed land registry income: € 2.377,00  
Land tax: € 1.058,60

### BUILDING

Habitable surface: 166,00 m<sup>2</sup>  
Fronts: 3  
Construction year: 2020  
State: New  
Number of floors: 2  
Type roof: Saddle roof  
Orientation rear: North-west  
Orientation facade: South

### COMFORT

Furnished: No  
Elevator: No

### ENERGY

EPC score: 7  
EPC code: 24033-G-  
OMV\_2018129723/EP02732/A001/D01/SD001  
EPC class: A  
Double glazing: Yes  
Windows: Vinyl  
Electricity certificate: Yes, conform  
Heating type: Hot air pump  
Heating: Individual  
Water tank: Yes

### LOCATION

Environment: Countryside, quiet  
School nearby: Yes  
Shops nearby: Yes  
Public transport nearby: Yes

### TERRAIN

Ground area: 334,00 m<sup>2</sup>  
Garden: Yes  
Orientation terrace 1: North-west

### LAYOUT

Kitchen: Yes, hyper equipped  
Bathroom type: Shower  
Toilets: 2  
Attic: Yes

### TECHNICS

Electricity: Yes  
Cable TV: Yes  
Sewage: Yes  
Water: Yes

### PLANNING

Destination: Living zone  
Building permission: Yes  
Parcelling permission: Yes  
Right of pre-emption: No  
Intimation: No  
Flooding area: Not located in flood area  
G-score: A  
P-score: A  
Water-sensitive open space area: No  
Summons: No  
Servitude: No

### PARKING

Parkings outside: 2  
Parkings inside: No

