



Connect

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## FOR SALE - FAMILY HOUSE

Diestsesteenweg 128, 3010 Kessel-Lo

€ 275.000

Ref. 5914060



Number of bedrooms: 3

Number of bathrooms: 1

Availability: at the contract

Surf. Living: 103m<sup>2</sup>

Surf. Plot: 80m<sup>2</sup>

PEB/EPB: 512kwh/m<sup>2</sup>/j

## DESCRIPTION

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### FINANCIAL

Price: € 275.000,00  
VAT applied: No  
Available: At the contract  
Land registry income: € 292,00

### BUILDING

Habitable surface: 103,00 m²  
Fronts: 2  
Construction year: 1890  
State: To be renovated  
Number of floors: 4

### COMFORT

Furnished: No

### ENERGY

EPC score: 512  
EPC code: 20220818-000265242-RES-1  
EPC class: F  
Windows: Aluminium or pvc  
Heating type: Gas (centr. heat.)  
Heating: Individual

### LOCATION

School nearby: Yes  
Shops nearby: Yes  
Public transport nearby: Yes

### TERRAIN

Ground area: 80,00 m²  
Garden: No

### LAYOUT

Kitchen: Yes  
Bathroom type: Shower in bath  
Toilets: 1  
Cellar: Yes  
Attic: Yes

### TECHNICS

Electricity: Yes  
Phone cables: Yes  
Cable TV: Yes  
Sewage: Yes  
Water: Yes

### PLANNING

Destination: Living zone  
Building permission: Not disclosed  
Parcelling permission: No  
Right of pre-emption: No  
Obligation to renovate: Yes  
Asbestos inventory certificate: Yes  
Asbestos inventory certificate creation date: 18/12/2023  
Intimation: No  
Flooding area: Not located in flood area  
G-score: B  
P-score: B  
Summons: No  
Servitude: No

## **PARKING**

Garage: 0

Parkings outside: No

Parkings inside: No