



Connect

Herbert Hooverplein 14 , 3000 Leuven

Phone number: 016 22 92 28

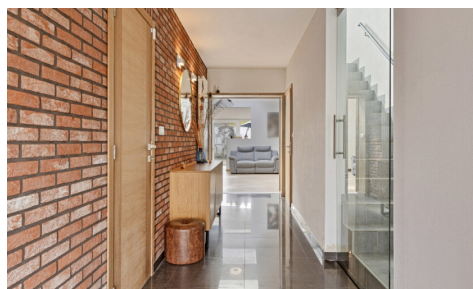
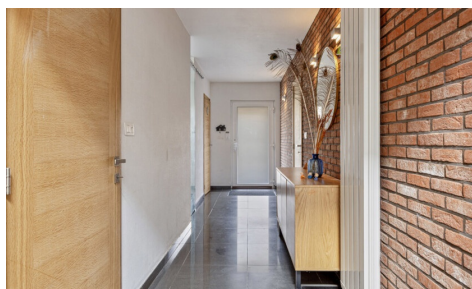
E-mail: office@connect-immo.be

FOR SALE - FAMILY HOUSE

Vierhuizenstraat 63A, 3070 Kortenberg

€ 539.000

Ref. 5932225



Number of bedrooms: 4

Number of bathrooms: 2

Garages: 1

Availability: at the contract

Surf. Living: 232m²

Surf. Plot: 180m²

Neighbourhood: central

PEB/EPB: 68kwh/m²/j

DESCRIPTION

FINANCIAL

Price: € 539.000,00
VAT applied: No
Available: At the contract
Land registry income: € 999,00

BUILDING

Habitable surface: 232,00 m²
Fronts: 3
Construction year: 1930
State: Very good state
Number of floors: 3
Orientation rear: South
Orientation facade: North

COMFORT

Furnished: No
Elevator: No

ENERGY

EPC score: 68
EPC code: 20231218-0003072756-RES-1
EPC class: A
Double glazing: Yes
Windows: Vinyl
Electricity certificate: Yes, conform
Heating type: Hot air pump
Heating: Individual

LOCATION

Environment: Central
Public transport nearby: Yes

TERRAIN

Ground area: 180,00 m²
Garden: Yes

LAYOUT

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

TECHNICS

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

PLANNING

Destination: Extension living zone
Building permission: Not disclosed
Parcelling permission: No
Right of pre-emption: Yes
Asbestos inventory certificate: Yes
Asbestos inventory certificate creation date: 16/04/2024
Intimation: No
Flooding area: Not located in flood area
G-score: 🏠 D
P-score: 🧑 D
Summons: No
Servitude: No

PARKING

Garage: 1
Parkings outside: 1

Parkings inside: 1