



Connect

Herbert Hooverplein 14 , 3000 Leuven

**Phone number:** 016 22 92 28

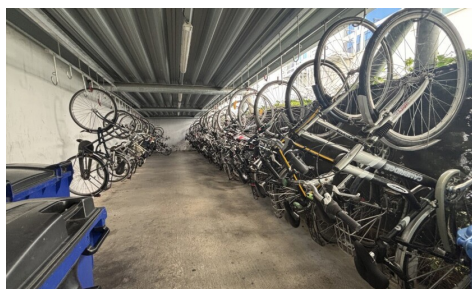
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## FOR SALE - STUDENT ROOM

Lei 10 B0201, 3000 Leuven

€ 215.000

Ref. 7141289



Number of bedrooms: 1  
Number of bathrooms: 1  
Availability: tbd with the tenant

Surf. Living: 19m<sup>2</sup>  
Surf. Plot: 599m<sup>2</sup>

PEB/EPB: 117kwh/m<sup>2</sup>/j

## DESCRIPTION

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### FINANCIAL

Price: € 215.000,00  
VAT applied: No  
Available: Tbd with the tenant  
Land registry income: € 296,00

### BUILDING

Habitable surface: 19,00 m<sup>2</sup>  
Fronts: 2  
Construction year: 1981  
State: Very good state  
Floor: 2  
Number of floors: 4

### COMFORT

Furnished: Yes  
Alarm: Yes  
Videophone: Yes

### ENERGY

EPC score: 117  
EPC code: 20220629-0001942955-RES--2  
EPC class: B  
Double glazing: Yes  
Electricity certificate: Yes, conform  
Heating type: Gas  
Heating: Individual

### LOCATION

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

### TERRAIN

Ground area: 599,00 m<sup>2</sup>  
Garden: No

### LAYOUT

Kitchen: Yes, hyper equipped  
Bathroom type: Shower  
Toilets: 1

### TECHNICS

Electricity: Yes  
Sewage: Yes  
Gas: Yes  
Water: Yes

### PLANNING

Destination: Living zone with a cult., hist. and/or aesthetic value  
Building permission: Not disclosed  
Parcelling permission: No  
Right of pre-emption: No  
Asbestos inventory certificate: Yes  
Intimation: No  
Flooding area: Not located in flood area  
G-score: C  
P-score: C  
Water-sensitive open space area: No  
Summons: No  
Servitude: No

### PARKING

Parkings outside: No  
Parkings inside: No