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## FOR RENT - STUDIO

Dekenstraat 71 B0102, 3000 Leuven

€ 840

Ref. 7116465



Number of bedrooms: 1

Number of bathrooms: 1

Availability: at the contract

Surf. Living: 21m<sup>2</sup>

Surf. Plot: 97m<sup>2</sup>

Neighbourhood: city Center

PEB/EPB: 12kwh/m<sup>2</sup>/j

## DESCRIPTION

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### FINANCIAL

Price: € 840,00 per month

Available: At the contract

### BUILDING

Habitable surface: 21,00 m<sup>2</sup>

Fronts: 2

Construction year: 1899

Renovation: 2025

State: New

Floor: 1

Number of floors: 3

Orientation facade: South-west

### COMFORT

Furnished: Yes

Videophone: Yes

Elevator: No

### ENERGY

EPC score: 12

EPC code: 20250820-0003532432-RES-2

EPC class: A

Double glazing: Yes

Electricity certificate: Yes, conform

Heating type: Gas (centr. heat.)

Heating: Collective

### LOCATION

Environment: City Center, central

School nearby: Yes

Shops nearby: Yes

Public transport nearby: Yes

Highway nearby: Yes

Sport center nearby: Yes

### TERRAIN

Ground area: 97,00 m<sup>2</sup>

Garden: Yes

### LAYOUT

Kitchen: Yes, hyper equipped

Bathroom type: All comfort

Toilets: 1

Laundry: Yes

### TECHNICS

Electricity: Yes

Gas: Yes

Water: Yes

### PLANNING

Asbestos inventory certificate: Yes

G-score: A

P-score: A

### PARKING

Parkings outside: No

Parkings inside: No