



Gemeenteplein 9 , 3040 Huldenberg

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FOR SALE - HOUSE

Breembosstraat 18, 3040 Huldenberg

€ 375.000

Ref. 6783008



Number of bedrooms: 5

Number of bathrooms: 1

Garages: 2

Availability: at the contract

Surf. Living: 254m²

Surf. Plot: 1120m²

PEB/EPB: 933kwh/m²/j

DESCRIPTION

House to renovate with great potential and volume, located on a 1.120 m² plot near the center of Huldenberg.

Ground floor: entrance hall, L-shaped living room, kitchen, laundry room, bathroom, bedroom.

First floor: several attics (possibility to convert into up to 4 additional rooms).

Second floor: attic.

2 cellars.

Outdoor space: 2 garages, 1 carport, parking space for several cars.

Very quietly located, within walking distance of Huldenberg center and its amenities.

FINANCIAL

Price: € 375.000,00

Available: At the contract

BUILDING

Habitable surface: 254,00 m²

Fronts: 4

State: To be renovated

ENERGY

EPC score: 933

EPC code: 20250307-000354725-RES-1

EPC class: F

Electricity certificate: Yes, not conform

Heating type: Oil (centr. heat.)

Heating: Individual

TERRAIN

Ground area: 1.120,00 m²

Garden: Yes

LAYOUT

Entrance hall: 4,00 m²

Living room: 57,00 m²

Kitchen: 16,00 m²

Nighthall: Yes

Bedroom 1: 13,00 m²

Bedroom 2: 38,00 m²

Bedroom 3: 13,00 m²

Bedroom 4: 17,00 m²

Bedroom 5: 25,00 m²

Bathroom 1: 5,00 m²

Toilets: 1

Laundry: 10,00 m²

Cellar: 27,00 m²

Attic: Yes

TECHNICS

Electricity: Yes

Phone cables: Yes

Cable TV: Yes

Water: Yes

PLANNING

Destination: Rural residential area

Building permission: No

Parcelling permission: No

Right of pre-emption: Yes

Obligation to renovate: Yes

Intimation: No - no legal correction or
administrative measure imposed

Summons: No

Servitude: No

PARKING

Garage: 2

Carport: Yes

Parkings outside: Yes

Parkings inside: 2