



Leuvensesteenweg 587 , 3071 Kortenberg

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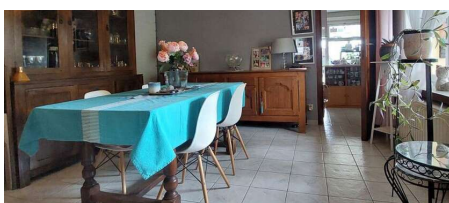
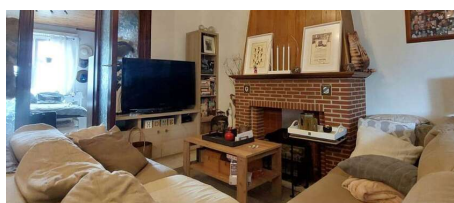
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## For sale - Apartment block

Van Asschestraat 22, 1820 Steenokkerzeel

€ 449.000

Ref. 6031755



Number of bedrooms: 3

Number of bathrooms: 2

Availability: tbd with the tenant

Surf. Living: 184m<sup>2</sup>

Surf. Plot: 710m<sup>2</sup>

## Description

FOR SALE: Apartment building in the Van Asschestraat 22 in Melsbroek with two apartments! NOTE: EPC F for the ground floor apartment. Renovation obligation applicable!

Key features:

This building is divided into two fine apartments;  
The ground floor apartment (86m<sup>2</sup>) has 1 spacious bedroom and offers access to the large garden.  
The duplex (98m<sup>2</sup>) located above it has 2 bedrooms.  
There are two garages with extra parking space.  
The building has a partial cellar.

Ground floor: EPC label F with a score of 528 kWh/year.  
1st floor: EPC label C with a score of 263 kWh/year.  
The property is asbestos safe.

Van Asschestraat 22 offers a nice environment with good connections to nearby cities and amenities. With easy access to public transportation and major highways, this building is ideally located for tenants looking for a comfortable and easily accessible place to live.

Don't miss this opportunity! Contact us today for a viewing and make this apartment building your next real estate investment!

Translated with DeepL.com (free version)

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### Financial

Price: € 449.000,00  
Available: Tbd with the tenant  
Investment property: Yes

### Building

Habitable surface: 184,00 m<sup>2</sup>  
Fronts: 3  
State: To be refreshed

### Terrain

Ground area: 710,00 m<sup>2</sup>  
Garden: Yes (420,00 m<sup>2</sup>)

### Technics

Electricity: Yes

### Planning

Destination: Not disclosed  
Building permission: Not disclosed  
Parcelling permission: Not disclosed  
Right of pre-emption: Not disclosed  
Asbestos inventory certificate: Yes  
Intimation: Not disclosed  
G-score: A  
P-score: A

### Parking

Garage: Yes