



Leuvensesteenweg 587 , 3071 Kortenberg

**Phone number:** 02 759 96 53

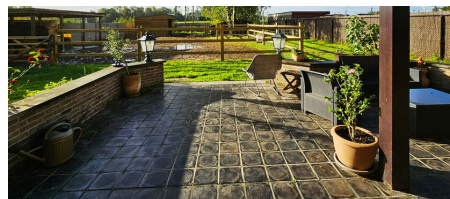
**E-mail:** info@immowillems.be

## For sale - House

**€ 399.000**

**Kerselarenstraat 72, 3071 Erps-Kwerps**

**Ref. 6366953**



Number of bedrooms: 3

Number of bathrooms: 1

Availability: at the contract

Surf. Living: 165m<sup>2</sup>

Surf. Plot: 921m<sup>2</sup>

## Description

This cosy house is the ideal home for animal and nature lovers. A stone's throw from the Silsom forest and with views of the fields.

On entering, one immediately notices the high, open hallway. The living room is bright and has a cosy stove as well as an open view of the garden.

The kitchen has been completely renovated and adds to the charm of the house.

Furthermore, on the ground floor we find a spacious bathroom, an office/bedroom and an indoor garage.

On the first floor are 2 very spacious bedrooms, a dressing room and a storage room/loft.

The house offers various possibilities.

An additional asset is the proximity of a train station within walking distance.

No asbestos!

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## Financial

Price: € 399.000,00

Available: At the contract

## Building

Habitable surface: 165,00 m<sup>2</sup>

Fronts: 4

State: Good state

## Comfort

Furnished: No

## Energy

EPC class: F

## Terrain

Ground area: 921,00 m<sup>2</sup>

Garden: Yes

## Planning

Destination: Not disclosed

Building permission: Not disclosed

Parcelling permission: Not disclosed

Right of pre-emption: Not disclosed

Intimation: Not disclosed

## Parking

Garage: Yes