

## Commercial ground floor in a central location in Mechelen

**900 €/month**

Keizerstraat 19, 2800 Mechelen

 66 m<sup>2</sup>



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Located in a central area at Keizerstraat 19 in Mechelen, this commercial ground floor of approximately 66.50 m<sup>2</sup> is ideal for various commercial or professional activities.

The property consists of an entrance hall and a commercial space divided into three sections, one of which can be closed off and used as a separate office. There is also a kitchen with fitted cupboards and a fridge, as well as an additional room that can be used for archive or storage purposes.

In addition, tenants may use a shared terrace and an extra storage room is available.

Suitable for office use, shop, practice room, etc.

(No horeca or night shop allowed.)

Rent: 900/month

## Characteristics

### GENERAL

Address:	Keizerstraat 19 2800 Mechelen
Price:	900 €/month
Habitable surface:	66 m <sup>2</sup>
Cadastral income:	€0

### LAYOUT

Office:	9.88 m <sup>2</sup>
Commercial Space:	23.58 m <sup>2</sup>
Commercial Space:	15.61 m <sup>2</sup>
Storage:	1.72 m <sup>2</sup>
Kitchen:	9.83 m <sup>2</sup>
Storage:	5.84 m <sup>2</sup>

### COMFORT

Heating:	Individual
Kitchen:	Cupboards & appliances
Glazing:	Double

### EPC

EPC level:	B
EPC unique code:	20231005-0003007352-KNR-2

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### ADDITIONAL INFORMATION

Urban planning permits:	Not applicable
Summons and recovery claim:	Not applicable
Pre-emption right:	Not applicable
Subdivision permit:	Not applicable
Flood-sensitive area:	Not located in a flood-prone area