



## flat

# 950 €/month

Maurits Sabbestraat 94, 2800 Mechelen











Nice, move-in ready triplex apartment above a quiet commercial.

Through the separate entrance hall you reach the access to the1st floor with a landing, large living room with parquet floor and large fireplace (not in use) where still an authentic atmosphere is preserved. Then you enter the kitchen which is completely renovated this month. Also the bathroom with toilet, bath/shower and washbasin cabinet will be freshened up! On the2nd floor there are 2 large rooms of which 1 has been divided into 2. The attic can serve as a full room, office, storage space,... No terrace and no elevator. Good location near roads, station and center.

# Characteristics

### **GENERAL**

Address:	Maurits Sabbestraat 94 2800 Mechelen
Price:	950 €/month
Habitable surface:	119 m²
Number of bedrooms:	3
Number of bathrooms:	1
Cadastral income:	€0
Availabilty:	Immediate

#### LAYOUT

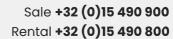
Living:	39.62 m²
Kitchen:	8.72 m²
Bathroom 1:	4.88 m²
Toilet 1:	1.42 m²
:	8.38 m²
Bedroom 1:	12.99 m²
Bedroom 2:	11.57 m²
Bedroom 3:	11.68 m²
Attic Floor (Room):	19.9 m²

#### **COMFORT**

Heating:	Individual
Kitchen:	All comfort
Glazina:	Double

#### **EPC**

EPC:	269 kWh/m²
EPC level:	С





flat

950 €/month

Maurits Sabbestraat 94, 2800 Mechelen





#### **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