

Very spacious duplex app. with 3 bdrms,  
 2 bathrooms, office, 2 terraces & car  
 parking.

**1.150 €/month**

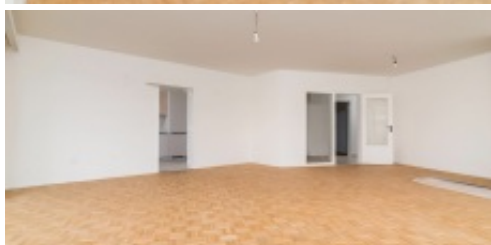
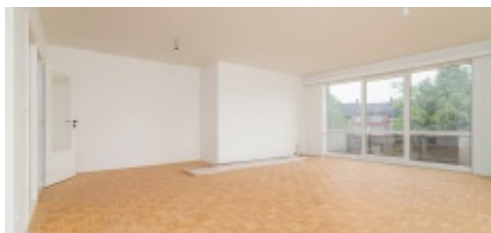
Mechelbaan 2, 2500 Koningshooikt



3



177 m²



Very spacious & bright duplex flat with 3 bedrooms, office, 2 bathrooms, 2 terraces & car parking space.

Through the entrance hall (3rd floor) you reach the enormous living space with dining area where you can enjoy the incoming light thanks to the large windows. In addition, the fully fitted kitchen with oven, microwave, fridge/freezer, dishwasher, hob (ceramic), extractor fan. On this floor you will also find a storage/laundry room, office space (15.5m²), first bedroom (22 m²), bathroom with shower & separate guest toilet. The two terraces, one at the front of the building and one at the back, allow you to soak up the sun. On the 4th floor you'll find the night hall with access to the 2 remaining bedrooms & a shower room. Main heating: electric radiators. Additional heating: air-conditioning-heating. Lift in the building, but stairs in the flat (!). No basement storage.

## Characteristics

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## GENERAL

Address:	Mechelbaan 2 2500 Koningshooikt
Price:	1.150 €/month
Habitable surface:	177 m²
Number of bedrooms:	3
Number of bathrooms:	1
Construction year:	1990
Renovation year:	2024
Cadastral income:	€0
Availability:	Immediate

## LAYOUT

Entrance Hall:	5.34 m²
Living:	49.43 m²
Kitchen:	8.1 m²
Office:	15.54 m²
Storage:	7.02 m²
Bedroom 1:	21.96 m²
Bathroom 1:	7.6 m²
Toilet 1:	1.33 m²
Terrace:	4.89 m²
Terrace:	9.03 m²
:	8.66 m²
Night Hall:	6.35 m²
Bathroom 2:	6.9 m²
Bedroom 2:	21.41 m²
Bedroom 3:	17.3 m²

## COMFORT

Heating:	Individual
Kitchen:	All built-in
Glazing:	Double
Window frame:	Pvc and Wood

## EPC

EPC:	133 kWh/m²
EPC level:	B

## ADDITIONAL INFORMATION

Urban planning destination:	Requested
Urban planning permits:	Requested
Summons and recovery claim:	Requested
Pre-emption right:	Requested
Subdivision permit:	Requested
Flood-sensitive area:	Not yet requested