

# Studio to renovate with car parking (+20,000)

**€ 135.000**

Raghenoplein 15, 2800 Mechelen

 44 m<sup>2</sup>



Studio to be renovated, very quietly located just inside the city ring .  
 On the 3rd floor at the back of the Beiaard residence you will find this very cozy and bright apartment.  
 In the common hall is a separate cloakroom/storeroom with the water heater and electricity cabinet.  
 Through the kitchen with adjacent bathroom with bathtub, toilet and sink, you enter the open living space. Here is a lockable room for the placement of washing machine and dryer.  
 The bedroom overlooking the city park has an area of 15m<sup>2</sup>.  
 Car parking space + €23,000. Shared bicycle storage is available.  
 Very good location within walking distance of bus and train station, stores and schools!  
 Also ideal as an investment (guaranteed lease).

## Characteristics

### GENERAL

Address:	Raghenoplein 15 2800 Mechelen
Price:	€ 135.000
Habitable surface:	44 m <sup>2</sup>
Number of bathrooms:	1
Construction year:	1974
Cadastral income:	€974
Availability:	Onact

### LAYOUT

:	2.43 m <sup>2</sup>
Bathroom 1:	2.51 m <sup>2</sup>
Living Room With Open Kitchen:	34.2 m <sup>2</sup>

### COMFORT

Heating:	Individual
Kitchen:	Cupboards & appliances
Glazing:	Double
Window frame:	Pvc

### EPC

EPC:	172 kWh/m <sup>2</sup>
EPC level:	B

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ADDITIONAL INFORMATION

Urban planning destination:	Residential area with cultural, historical and esthetic value
Urban planning permits:	Yes
Summons and recovery claim:	No judicial recovery measure or administrative measure
Pre-emption right:	Yes
Subdivision permit:	No
Flood-sensitive area:	Not located in a flood-prone area