

House in need of complete renovation on a quiet street

€ 335.000

Léon Dopéréstraat 40, 1090 Jette



2



155 m²



167 m²



Located in a quiet residential street, this house offers an excellent opportunity for buyers looking for a full renovation project. The property benefits from a pleasant north-west facing garden and plenty of potential to create a comfortable family home tailored to your own taste.

The ground floor comprises a living room, dining room, kitchen, and a veranda with direct access to the garden.

The first floor features two spacious bedrooms and a third, more compact room that could ideally be converted into a bathroom (currently not fitted).

The property also includes a large attic offering further conversion potential, as well as a basement with additional storage space.

The house requires complete renovation. It currently has no central heating or sanitary installations, and several windows are still fitted with single glazing. However, its practical layout, generous expansion possibilities and peaceful location provide an excellent foundation for a successful renovation project.

An ideal opportunity for investors, renovation enthusiasts, or anyone looking to transform a property with genuine potential into a beautiful home.

Characteristics

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GENERAL

Address:	Léon Dopéréstraat 40 1090 Jette
Price:	€ 335.000
Ground area:	155 m²
Habitable surface:	167 m²
Number of bedrooms:	2
Cadastral income:	€716

LAYOUT

:	41 m²
:	7 m²
:	7 m²
Living:	15 m²
Dining Room:	15 m²
Kitchen:	12 m²
Bedroom 1:	16 m²
Bedroom 2:	15 m²
Office:	5 m²
:	5 m²
Veranda:	12 m²
Toilet 1:	1 m²
Attic:	33 m²
Garden:	66 m²

COMFORT

Heating:	Individual
Kitchen:	With cupboards
Glazing:	Single and Double
Window frame:	Pvc and Wood

EPC

EPC:	611 kWh/m²
EPC level:	G

ADDITIONAL INFORMATION

Urban planning destination:	Living area
Urban planning permits:	Yes
Summons and recovery claim:	Not applicable
Pre-emption right:	Requested
Subdivision permit:	No
Flood-sensitive area:	Not yet requested