Sale **+32 (0)15 490 900**
Rental **+32 (0)15 490 800**

BRIGHT PENTHOUSE WITH SOUTH-FACING TERRACE OF APPROX. 30 M²

€ 375.000

Franz Guillaumelaan 53, 1140 Evere

2 | 92 m²







BRIGHT PENTHOUSE WITH A SPACIOUS SOUTH-FACING TERRACE OF ±30 SQM
Located on the 6th and top floor, this pleasant penthouse combines generous natural light with a practical and well-designed layout. Its main highlight is undoubtedly the spacious terrace of approximately 30 sqm, ideally facing south and offering an attractive outdoor area to enjoy throughout the warmer months.
The apartment opens onto a spacious and bright living room, extending into a semi-open and fully fitted kitchen. This layout creates a comfortable and welcoming living environment, equally suited to everyday living and entertaining.
The night hall provides access to the sleeping quarters and includes a separate toilet. It leads to two generously sized bedrooms and a bathroom equipped with a washbasin and shower.
The property is equipped with a reinforced entrance door, a roller shutter in the main bedroom and an awning on the terrace. The electrical installation is compliant. The apartment also benefits from an EPC rating of D and a private cellar, providing additional storage space.
The location is another significant asset. The property enjoys a central setting with easy access to the main roads, public transport and several parks and green spaces.
A bright and well-proportioned penthouse offering comfortable living space, two bedrooms, a spacious south-facing terrace and a central location an attractive combination both for owner-occupiers and investors.

Characteristics

GENERAL

Address:	Franz Guillaumelaan 53 1140 Evere
Price:	€ 375.000
Habitable surface:	92 m²
Number of bedrooms:	2
Number of bathrooms:	1
Cadastral income:	€1349

LAYOUT

Living:	41 m²
Kitchen:	7 m²
Toilet 1:	1 m²
:	5 m²
Bathroom 1:	8 m²
Bedroom 1:	16 m²
Bedroom 2:	12 m²

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COMFORT

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

EPC

EPC:	208 kWh/m²
EPC level:	D-

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