

House to renovate with 230m² living space and 120m² garage/workshop.

€ 540.000

Zavelstraat 29, 2800 Mechelen



4



436 m²



230 m²



House to renovate with lots of space, light and endless possibilities!

The large garage with 2 gates and a workshop/warehouse (120m²) makes this house perfect for the small independent, the handy harry or the yoga teacher.

The studio has large glass windows and access to the garden/parking. The spacious light-filled entrance hall takes you up the terrazzo staircase to the 1st floor, where a versatile space awaits that is ideal as a meeting room or additional living space. On the same floor you will find a guest toilet, a compact kitchen and 2 rooms of 10m² and 15m², which are perfect for offices or bedrooms. On the 2nd floor you will find a sunny living room with an open kitchen. The bathroom is currently equipped with a toilet, bathtub and double washbasin. Also here are 2 bedrooms. The house offers a wealth of possibilities, whether you want to combine living with self-employment or fully transform into a contemporary family home or duo living (co-housing or kangaroo home).

The house is located in a very good, quiet location, near Montreal, close to the hospital, downtown and stores.

Are you looking for a home large enough to accommodate all your wild plans? Then this property is definitely for you!

Characteristics

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GENERAL

Address:	Zavelstraat 29 2800 Mechelen
Price:	€ 540.000
Ground area:	436 m ²
Habitable surface:	230 m ²
Facade width:	9 m
Number of bedrooms:	4
Number of bathrooms:	1
Number of garages:	1
Construction year:	1991
Cadastral income:	€1551
Availability:	Onact

LAYOUT

Entrance Hall:	15 m ²
Ggarage + Atelier:	120 m ²
:	15 m ²
:	6 m ²
:	54 m ²
Toilet 1:	4.73 m ²
Kitchen:	6.18 m ²
Extra Space:	15.16 m ²
Extra Space:	10.48 m ²
:	15 m ²
:	6 m ²
:	54 m ²
Kitchen:	7.52 m ²
Bathroom 1:	7 m ²
Bedroom 1:	14.59 m ²
Bedroom 2:	10.43 m ²

COMFORT

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

EPC

EPC:	643 kWh/m ²
EPC level:	F

ADDITIONAL INFORMATION

Urban planning destination:	Living area
Urban planning permits:	Yes
Summons and recovery claim:	No judicial recovery measure or administrative measure
Pre-emption right:	No
Subdivision permit:	No
Flood-sensitive area:	Not located in a flood-prone area