

## eengezinswoning

**€ 865.000**

2800 Mechelen



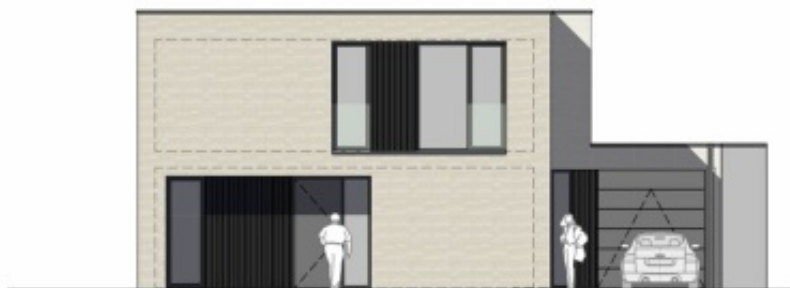
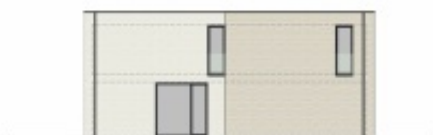
4



1000 m<sup>2</sup>



315 m<sup>2</sup>



### EXCLUSIVE PREVIEW:

Your future dream home in Mechelen

This home represents luxury, comfort and style, and we want to give you the inside scoop to be the first to discover it.

Here are some highlights of what you can expect:

**Location:** A strategically chosen location in lively Mechelen, conveniently located near major highways and a stone's throw from the bustling city center. **Architecture:** An open building, thoughtfully designed with a modern architectural vision, presents a living area of 315 m<sup>2</sup>, including a convenient indoor garage.

**Layout:** **Living area:** A harmonious space that flows seamlessly into a contemporary open kitchen. **Dining room:** A cozy place, ideal for unforgettable family moments. **Bedrooms:** Four spacious bedrooms, designed for comfort and tranquility. **Bathroom:** Equipped with every comfort, bathtub, walk-in shower and double sink with separate toilet. **Laundry room:** Practical and thoughtful, integrated into the technical room.

**Extras:** **Office space:** An inspiring work space on the ground floor, perfect for professional ambitions (12 m<sup>2</sup>). **Bedroom hobby room:** An additional space to be filled in according to your own needs (17.8 m<sup>2</sup>). **Outdoor living:** Enjoy privacy on a generous plot of 1000 m<sup>2</sup>. **Finish:** The house will be delivered fully finished, so you can immediately enjoy your new home. **Completion:** The official deed is expected at the end of 2024. **Flexibility:** With a quick purchase, some finishes can still be adjusted to your liking.

Finally, the sale is only under registration fees (no VAT!!!)

Don't miss this exclusive preview and be the first to get a taste of your future home.

Are you interested? Respond via the website and be the first to receive all the details soon.

We look forward to informing you further!

## Characteristics

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4



1000 m²



315 m²

### GENERAL

|                      |               |
|----------------------|---------------|
| Address:             | 2800 Mechelen |
| Price:               | € 865.000     |
| Ground area:         | 1000 m²       |
| Habitable surface:   | 315 m²        |
| Plot width:          | 16.66 m       |
| Facade width:        | 9.59 m        |
| Number of bedrooms:  | 4             |
| Number of bathrooms: | 1             |
| Cadastral income:    | €0            |
| Availability:        | After work    |

### COMFORT

|          |              |
|----------|--------------|
| Heating: | Individual   |
| Kitchen: | All built-in |

### 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:         | Not applicable   |
| Flood-sensitive area:       | Not located in a flood-prone area                      |