

house

**€ 649.000**

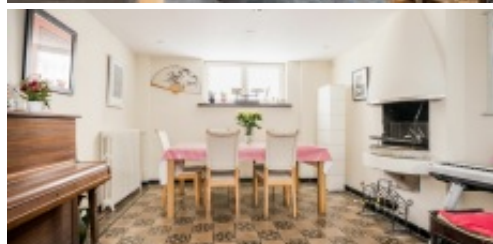
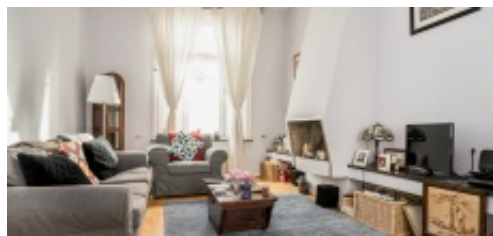
Rue Du Tocsin 2, 1000 Brussel



4



180 m²



Beautiful and cozy house, fully move-in ready on a prime location. Entrance with beautiful staircase. Spacious bright living room with fireplace. On the -0.5 floor a spacious kitchen, fully equipped with dining area. On the upper floors we find 4 spacious bedrooms and 2 bathrooms. New gas condensation boiler (2023), water softener and double glazing with wooden frames. This charming house is within walking distance to the European institutions, public transport, shops, schools and the beautiful Squares.

## Characteristics

### GENERAL

Address:	Rue Du Tocsin 2 1000 Brussel
Price:	€ 649.000
Habitable surface:	180 m²
Facade width:	5.5 m
Number of bedrooms:	4
Number of bathrooms:	2
Cadastral income (indexed):	1782
Cadastral income:	€852
Availability:	To be established

### LAYOUT

Toilet 1:	2 m²
Open Kitchen:	29 m²
Storage:	4 m²
Living:	30.5 m²
:	15 m²
Bedroom 1:	14.5 m²
Bedroom 2:	13 m²
Bathroom 1:	6 m²
:	9 m²
Bedroom 3:	18.5 m²
Bedroom 4:	13 m²
Bathroom 2:	5 m²

### COMFORT

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

### EPC

EPC:	415 kWh/m²
EPC level:	G

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#### ADDITIONAL INFORMATION

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