Exceptional property on +/- 35 are

3090 OVERIJSE



Plot area 3544 m² | Area 240 m² | 1 Bathroom(s) | 4 Bedroom(s) |

Description

Exceptional 35-are property in a prime location. Set on an exceptionally spacious and lush lot of no less than 35 are, this home in need of renovation offers exceptional potential. The park-like character of the grounds provides a unique combination of tranquility, space, and privacy. The home features a spacious living area, a separate kitchen, an office, a pleasant garden room, three bedrooms, a bathroom, and a spacious basement with a double garage. An excellent opportunity for anyone looking for a renovation project with character and the potential to create an exclusive private estate, tailored entirely to their own taste and wishes. All this in a convenient location, close to major access roads, schools, shops, restaurants, and public transportation.

General

Habitable surface	240 m²
Surface area of land	3544 m²
Garage(s)	2
EPC	767 kWh/m²/jaar
EPC category	F
Year of construction	1947
State	To be renovated

Comfort

Bedroom(s)	4
Bathroom(s)	1
Showers	1
Heating	Central oil fuel
Glazing	Part double, part single
Electricity certificate	Yes, not-conform

Urban planning information

Building permit	Not applicable
Summons and recovery claim	Not applicable
Urban development destination	Requested
Pre-emption right	Yes
Subdivision permit	Not applicable
Flood-prone area	Niet gelegen in een overstromingsgevoelig gebied
G-score:	Class A
P-score:	Class D
G-score	Class A
P-score	Class D

Financial

Price	€ 875.000

















