Architectural Villa “Klaas Goris” in a unique location

3080 TERVUREN

Plot area 1007 m² | Area 203 m² | 2 Bathroom(s) | 3 Bedroom(s) |

Description

Exclusive architectural villa designed by “Klaas Goris” in an exceptional location in Tervuren, situated on a private lot of approximately 10 are at the end of a cul-de-sac, with breathtaking panoramic views of the surrounding fields. This charming villa of approximately 203 m² combines timeless architecture, natural light, and privacy. The ground floor features a bright living area with a fireplace and direct access to the terrace and garden, a fully equipped kitchen, an office, a bathroom, and a multipurpose room/bedroom. Upstairs are 3 spacious bedrooms, including a master bedroom of approximately 20 m² with built-in closets and a stunning view, a terrace of approximately 20 m², and a second bathroom with a walk-in closet. A rare find for lovers of architecture, tranquility, and exceptional views. Additional information: Solar panels - double-glazed windows - gas heating - built in 1990 - EPC: 342 kWh/m²/year (D).

General

Habitable surface	203 m²
Surface area of land	1007 m²
EPC	342 kWh/m²/jaar
EPC category	D
Year of construction	1990
State	good condition

Comfort

Bedroom(s)	3
Bathroom(s)	2
Heating	Central gas
Glazing	Double
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	No
Subdivision permit	Not applicable
Flood-prone area	Niet gelegen in een overstromingsgevoelig gebied
G-score:	Class D
P-score:	Class D
G-score	Class D
P-score	Class D

Financial

Price	€ 875.000
Cadastral Income	€ 3.391