






Exceptional house for sale

Rue de Menin 59+ 1080 Sint-Jans-Molenbeek

€ 495.000

 3  2  200 m²  233 m²  25 m²



Description

SOLD!!!! - LOFT STYLE - HOUSING AND ARTIST'S STUDIO - In an inner area, previous workshop renovated with building permit (2014) into housing and artist's studio - Hidden from view nestles a totally atypical property with unique finishes inspired by the creator of the place (artist) meant for candidates looking for something exceptional. The space consists, on the ground floor, of an open kitchen with living area of +/-36 m2 associated with the large open space serving as an artist's studio with access to the courtyard/garden. Upstairs, bedroom of +/-22m2 with shower room and access to the terrace. A workshop area/storage space of +/-30m2 is currently organized into 2 separate spaces and a shower room. Gas boiler (condensation), PEB D, electricity conformity, double-glazed wooden frames, mortex on the ground floor and wooden floor upstairs, lots of built-in closets - Worth to be seen!

Details

General information

Construction year
1930

Renovation
2014

State
Very good state

Type of construction
Attached

Floors
2

Terraces
2

Terrace 1
25 m²

Parking inside
No

Layout

Kitchen
Yes (US fully fitted)

Bureau
Yes

Bedroom 1
22 m²

Bedroom 2
13 m²

Bedroom 3
12 m²

Bathroom
shower

Shower rooms
2

Toilets
2

Laundry
Yes

In the proximity

Environment
Central

Shops nearby
Yes

School nearby
Yes

Public transport nearby
Yes

Dimensions

Ground area
233 m²

Habitable surface
200 m²

Front width
7 m

Comfort

Handicap friendly
No

Parlophone
Yes

Elevator
No

Pool
No

Energy

EPC
162 kWh/m²

CO2 emission
32kg CO2/m²

Glazing type
Acoustic isol.

Windows
Wood

Electricity certificate
Yes, conform

Heating type
Condensation

Heating
Individual

Financial

Price
€ 495.000

Land registry income
€ 946

Indexed land registry income
€ 1.655

Land tax
€ 918

Reference
Menin 59+

Available
At the contract

Spatial planning

Destination
Not disclosed

Building permission
Yes

Intimation
Not disclosed

Parcelling permission
Not disclosed

Right of pre-emption
Not disclosed

Flooding area
Not located in flood area