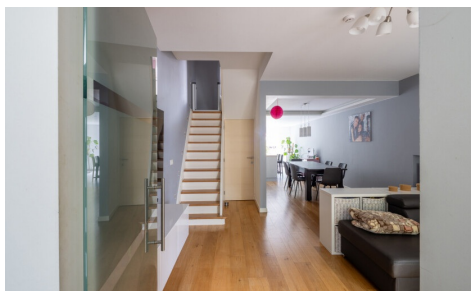


FOR SALE - HOUSE

Rue de la Libertè 27, 1620 Drogenbos

€ 435.000

Ref. 7078836



Number of bedrooms: 3

Number of bathrooms: 1

Availability: at the contract

Surf. Living: 163m²

Surf. Plot: 145m²

Surf. terrace: 10m²

PEB/EPB: 180kwh/m²/j

DESCRIPTION

Conveniently located in Drogenbos, within walking distance of shops and public transport, this beautiful home (163m² according to the EPC) is ready to welcome its new residents. Fully renovated in 2015, it offers a perfect blend of space, light, and comfort.

Upon entering, you're greeted by an open layout: a spacious living room flowing into a cosy dining area, leading to a fully equipped kitchen with an adjoining utility room. A perfect setting to enjoy quality time with family and friends.

At the back, the sunny terrace invites you to relax. The garden, complete with a practical garden shed, is ideal for long summer evenings or playful afternoons with the kids.

The first floor features two comfortable bedrooms, one of which is equipped with air conditioning. The modern bathroom includes a shower, bathtub, double sink, and toilet.

The second floor offers an extra asset: a third bedroom with airco and a spacious attic that can easily be converted into a fourth bedroom, office, or hobby room.

This home combines modern finishes with a warm, homely atmosphere. Perfect for families or couples looking for a move-in-ready home with heart, centrally located yet peaceful.

Curious to find out if this could be your new home? Feel free to get in touch, I'd be happy to arrange a personal visit.

FINANCIAL

Price: € 435.000,00

Available: At the contract

Land registry income: € 945,00

BUILDING

Habitable surface: 163,00 m²

Fronts: 2

Construction year: 1930

Renovation: 2015

State: Renovated

Number of floors: 2

Orientation rear: East

Orientation facade: West

COMFORT

Furnished: No

Blinds: Yes

Air conditioning: Yes

ENERGY

EPC score: 180

EPC code: 20250823-0003670036-RES-1

EPC class: B

LOCATION

School nearby: Yes

Shops nearby: Yes

Public transport nearby: Yes

Highway nearby: Yes

TERRAIN

Ground area: 145,00 m²

Garden: Yes (25,00 m²)

LAYOUT

Kitchen: Yes, hyper equipped

Bedroom 1: 15,00 m²

Bedroom 2: 18,00 m²

Bedroom 3: 13,00 m²

Bedroom 4: 10,00 m²

Bathroom 1: 9,00 m²

Bathroom type: Shower and bath tub

Toilets: 2

Terrace: 10,00 m²

Laundry: Yes

Attic: Yes

TECHNICS

Double glazing: Yes
Electricity certificate: Yes, conform
Heating type: Condensation
Heating: Individual

Electricity: Yes
Gas: Yes
Water: Yes

PLANNING

Destination: Not disclosed
Building permission: Not disclosed
Parcelling permission: Not disclosed
Right of pre-emption: Yes
Asbestos inventory certificate: Yes
Asbestos inventory certificate creation date:
24/08/2025
Intimation: No legal correction or administrative
measure imposed
G-score:  D
P-score:  D
Water-sensitive open space area: No