

FOR SALE - CHARMING HOUSE

Maria van Hongarijestraat 16, 2300 Turnhout

On request

Ref. 3002 AK



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Number of bedrooms: 4
Number of bathrooms: 2
Availability: at the contract

Surf. Living: 188m²
Surf. Plot: 487m²
Surf. terrace: 20m²
Neighbourhood: central

PEB/EPB: 335kwh/m²/j

DESCRIPTION

Spacious home in quiet and convenient location near the centre of Turnhout

This charming home is quietly located in a popular neighbourhood, at walking distance from the lively centre of Turnhout. Thanks to the woods behind, you will enjoy an oasis of peace and nature, while all the necessary facilities are within easy reach. The property offers the perfect combination of quiet living and easy access to the city and amenities.

Upon entering the property, you enter a spacious entrance hall, which provides access to a guest toilet. The cosy living room is equipped with a fireplace cassette and a separate office area, making it an ideal space for both relaxing and working from home. Adjacent you will find the installed kitchen, equipped with modern appliances. From the kitchen extension, you have a beautiful view of the garden, where you can enjoy dining or relaxing.

The house also features a practical laundry room, along with a shower and sink for extra comfort. There are three bedrooms on the first floor, one of which is currently set up as a dressing room. The bathroom on this floor is equipped with a shower, sink and toilet. The second floor offers a particularly spacious fourth bedroom, which would be excellent as a master bedroom or an extra work or hobby room. The outdoor space is a real bonus, with a beautifully landscaped garden equipped with a terrace, a pond and a gazebo. This provides the ideal setting for enjoying the peace and nature outside. In addition, the house has a spacious storage room, which offers additional convenience.

This property offers plenty of space and comfort, both inside and out, and is conveniently located for those looking for a quiet but centrally located place to live in Turnhout. Perfect for families or anyone looking for a quiet and spacious home with proximity to all amenities or an extra work or hobby room.

FINANCIAL

Price: Info at the office

VAT applied: No

Available: At the contract

Land registry income: € 914,00

BUILDING

Habitable surface: 188,00 m²

Fronts: 3

Construction year: 1962

Renovation: 2001

State: Good state

Number of floors: 2

Type roof: Saddle roof

Orientation rear: South-east

Orientation facade: North-west

COMFORT

Furnished: No

LOCATION

Environment: Central, quiet

School nearby: Yes

Shops nearby: Yes

Public transport nearby: Yes

Highway nearby: Yes

Sport center nearby: Yes

TERRAIN

Ground area: 487,00 m²

Width at the street: 10,00 m

Garden: Yes

Orientation terrace 1: South-east

LAYOUT

Kitchen: Yes, US hyper equipped

Bathroom type: Shower

Toilets: 2

Terrace: 20,00 m²

Cellar: Yes

Attic: Yes

ENERGY

EPC score: 335

EPC code: 20240419-0009219847-RES-1

EPC class: D

Double glazing: Yes, thermic isol.

Windows: Aluminium

Electricity certificate: Yes, not conform

Heating type: Gas (centr. heat.)

Heating: Individual

TECHNICS

Electricity: Yes

Phone cables: Yes

Cable TV: Yes

Sewage: Yes

Gas: Yes

Water: Yes

PLANNING

Destination: Living zone

Building permission: Yes

Parcelling permission: No

Right of pre-emption: No

Intimation: No - no legal correction or administrative measure imposed

Flooding area: Not located in flood area

G-score: A

P-score: A

Summons: No

Servitude: No

PARKING

Parkings outside: 1