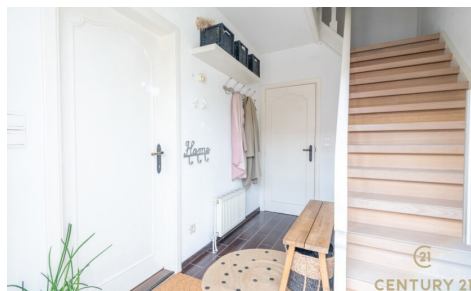


FOR SALE - FAMILY HOUSE

€ 385.000

Korenbloemstraat 51. B., 2360 Oud-Turnhout

Ref. 2098 AK



Number of bedrooms: 4
Number of bathrooms: 2
Garages: 1
Availability: tbd with the owner

Surf. Living: 160m²
Surf. Plot: 405m²
Surf. terrace: 35m²
Neighbourhood: quiet

PEB/EPB: 277kwh/m²/j

DESCRIPTION

Spacious and Move-in Ready Corner House with Garden and Garage in Quiet, Central Location

Welcome to this charming and fully renovated corner home, located in a quiet yet very central neighborhood. This move-in ready home offers everything you need for comfortable living, with a beautifully landscaped garden, a garage box and plenty of modern amenities.

Layout:

Upon entering the spacious entrance hall you immediately feel the coziness and functionality of the home. Here you will find a spacious guest toilet. The bright living room has a cozy fireplace, ideal for cozy evenings, and offers direct access to the sunny terrace. Adjacent you will find the fully installed kitchen, equipped with all modern conveniences for those who love to cook. A convenient dry storage cellar offers additional storage space, while the rear laundry room with storage provides even more practical possibilities.

On the second floor you will find a bright landing that provides access to three spacious bedrooms and a neat bathroom. The second floor offers a real surprise: a generous master bedroom with fitted wardrobes and its own luxurious bathroom. This bathroom is equipped with a lovely massage bathtub, ideal for relaxing after a long day.

Outdoor living:

The outdoors is as pleasant as the interior. The paved terrace with canopy is perfect for outdoor dining or relaxing, whatever the weather. There is also a nice stretch of grass where children can play safely or where you can set up a cozy garden. The enclosed garage box offers secure parking or extra storage space.

This beautiful home is not only move-in ready and perfectly maintained, but is also in a prime location: quiet and yet close to stores, schools and public transportation. This is the ideal family home for those looking for space, comfort and a central location.

FINANCIAL

Price: € 385.000,00

VAT applied: No

Available: Tbd with the owner

Land registry income: € 599,00

BUILDING

Habitable surface: 160,00 m²

Fronts: 3

Construction year: 1967

Renovation: 2020

State: Good state

Number of floors: 2

Type roof: Point roof

Orientation rear: West

Orientation facade: East

LOCATION

Environment: Quiet, central

School nearby: Yes

Shops nearby: Yes

Public transport nearby: Yes

Highway nearby: Yes

TERRAIN

Ground area: 405,00 m²

Width at the street: 9,10 m

Garden: Yes

Orientation terrace 1: West

LAYOUT

Kitchen: Yes, US fully fitted

Bathroom type: Shower and bath tub

COMFORT

Furnished: No

ENERGY

EPC score: 277

EPC code: 20241007-0003397923-RES-1

EPC class: C

Double glazing: Yes, thermic isol.

Windows: Vinyl

Heating type: Gas

Heating: Individual

Shower rooms: 2

Toilets: 3

Terrace: 35,00 m²

Laundry: Yes

Cellar: Yes

TECHNICS

Electricity: Yes

Phone cables: Yes

Cable TV: Yes

Sewage: Yes

Gas: Yes

Water: Yes

PLANNING

Destination: Living zone

Building permission: Yes

Parcelling permission: Yes

Right of pre-emption: No

Asbestos inventory certificate: Yes

Asbestos inventory certificate creation date:

07/10/2024

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

Garage: 1

Parkings inside: Yes