



APARTMENT FOR SALE
LOUVAIN-LA-NEUVE

Exclusive apartment in a quiet area very close to the center



PROPRIÉTÉ PRIVÉE
IMMOBILIER RÉSIDENTIEL

ADRESSE

Avenue des Quatre Bonniers , 15
1348 Louvain-la-Neuve

PRICES

895.000 €



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Nestled in a verdant and peaceful setting, this apartment enjoys a tranquil atmosphere and is conveniently located near the center of Louvain-la-Neuve. Situated in a small, intimate complex of just a few houses, the building offers a friendly, family-like environment. Completely renovated with high-quality materials, the apartment impresses with its modern comforts and welcoming, ready-to-move-in ambiance. A private elevator provides direct access to the duplex apartments, offering easy and exclusive access. Outside, a large terrace, designed like a dry garden, beautifully extends the living spaces and invites relaxation amidst nature, offering complete privacy. The property also benefits from a private parking space and a garage located right next to the entrance—a highly desirable amenity in this neighborhood. An exceptional property where greenery, serenity, and accessibility blend harmoniously.

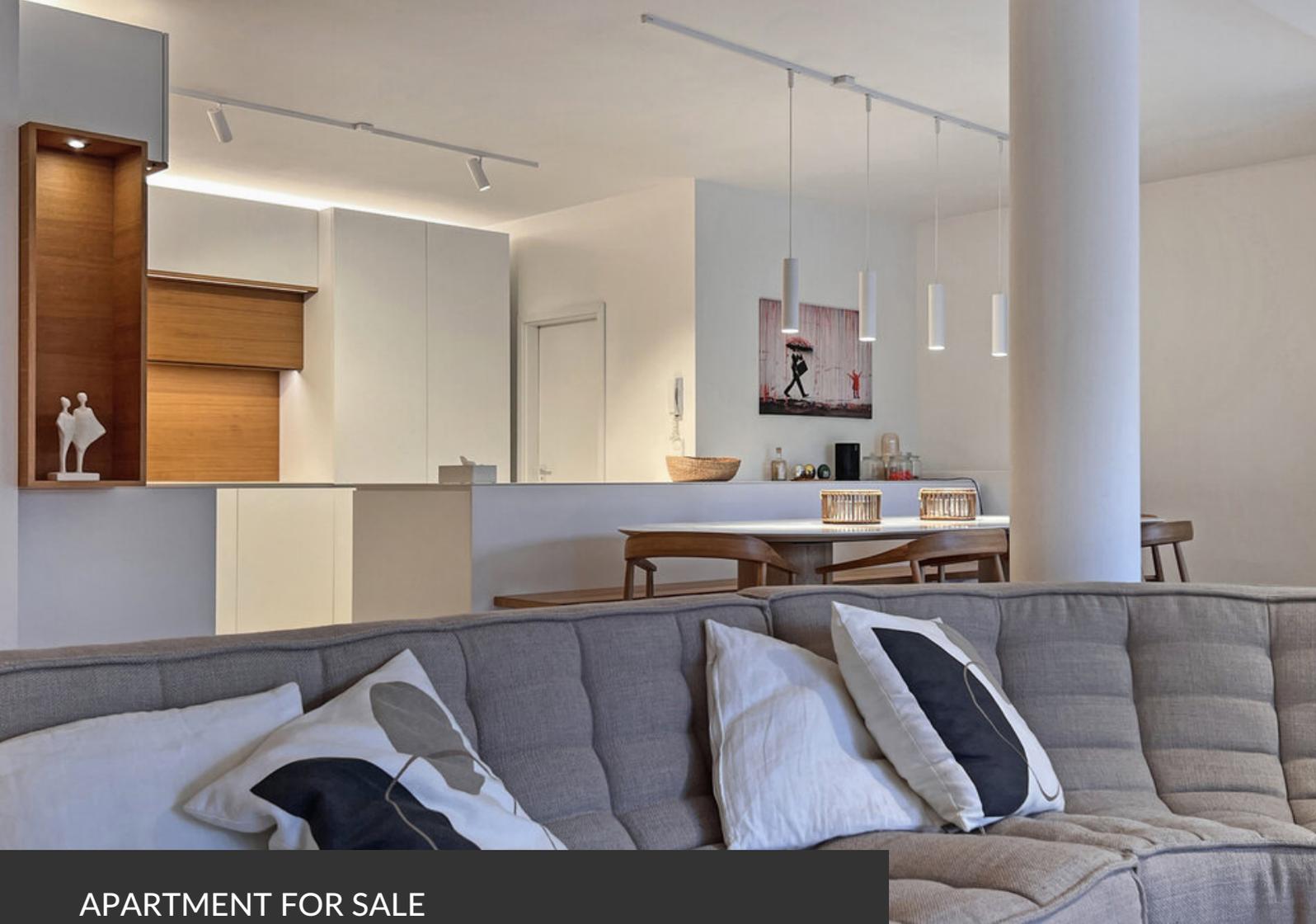


eau office

Clos des Chêneaux 18A
1390 Grez-Doiceau
+32 10 816 800

office

Avenue Reine Astrid 92 bte 2
1310 La Hulpe
+32 2 216 88 00



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Living space	220 m ²
Year of construction	2004
Year of renovation	2022
Floors	2
Lift (elevator)	yes
Terrace	yes
Number of bedrooms	4
Surface area bedroom 1	16 m ²
Surface area bedroom 2	13 m ²
Surface area bedroom 3	15 m ²
Surface area bedroom 4	14 m ²



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Number of bathrooms	2
Number of toilets	2
Cellars	yes
Garage	yes
Net cadastral income	2.420 €
EPB	
EPB - Unique code	20250625016134
EPB - E Spec	129 kWh/m ² .an
EPB - E total	28.256 kWh/an
Availability	1



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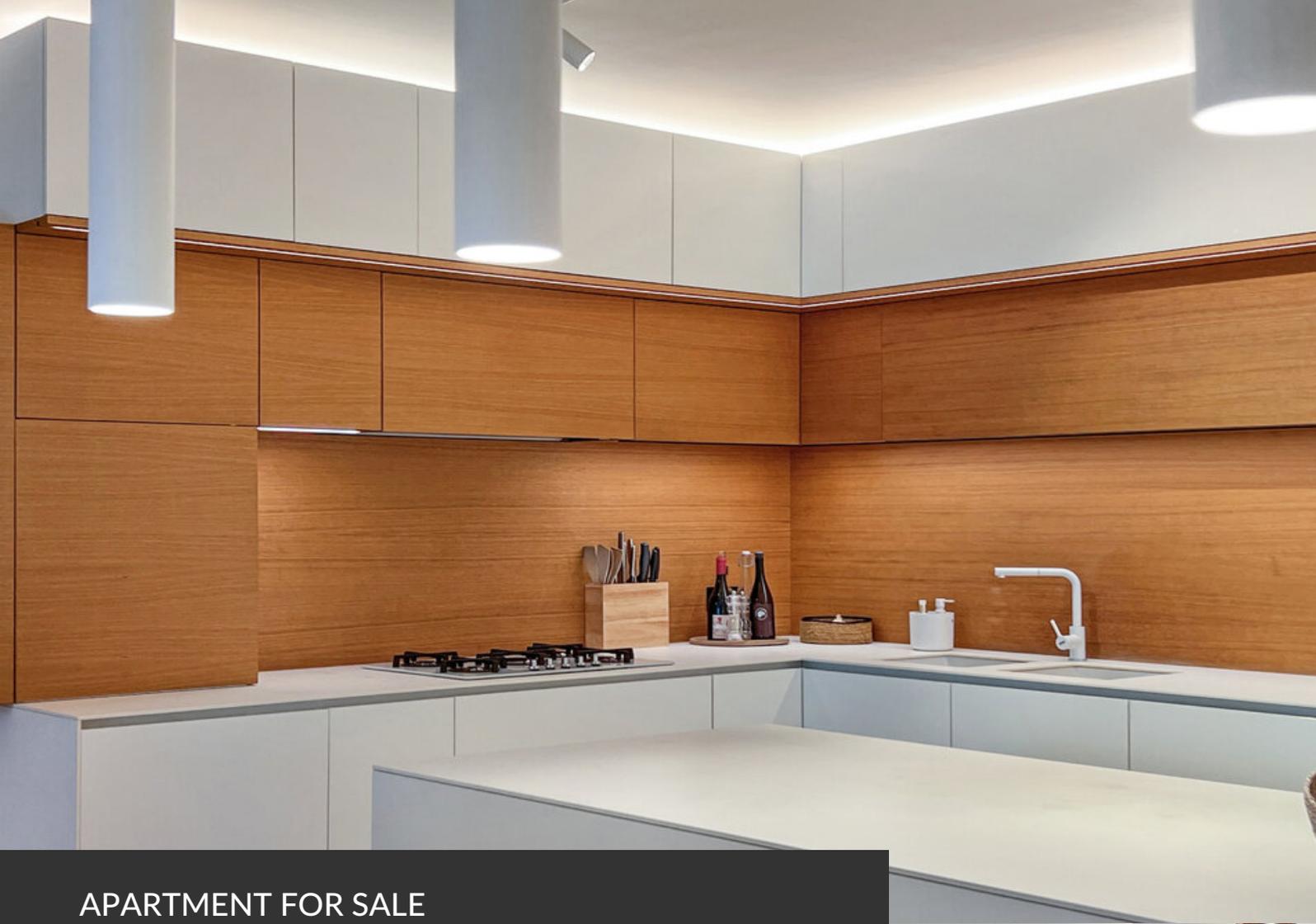
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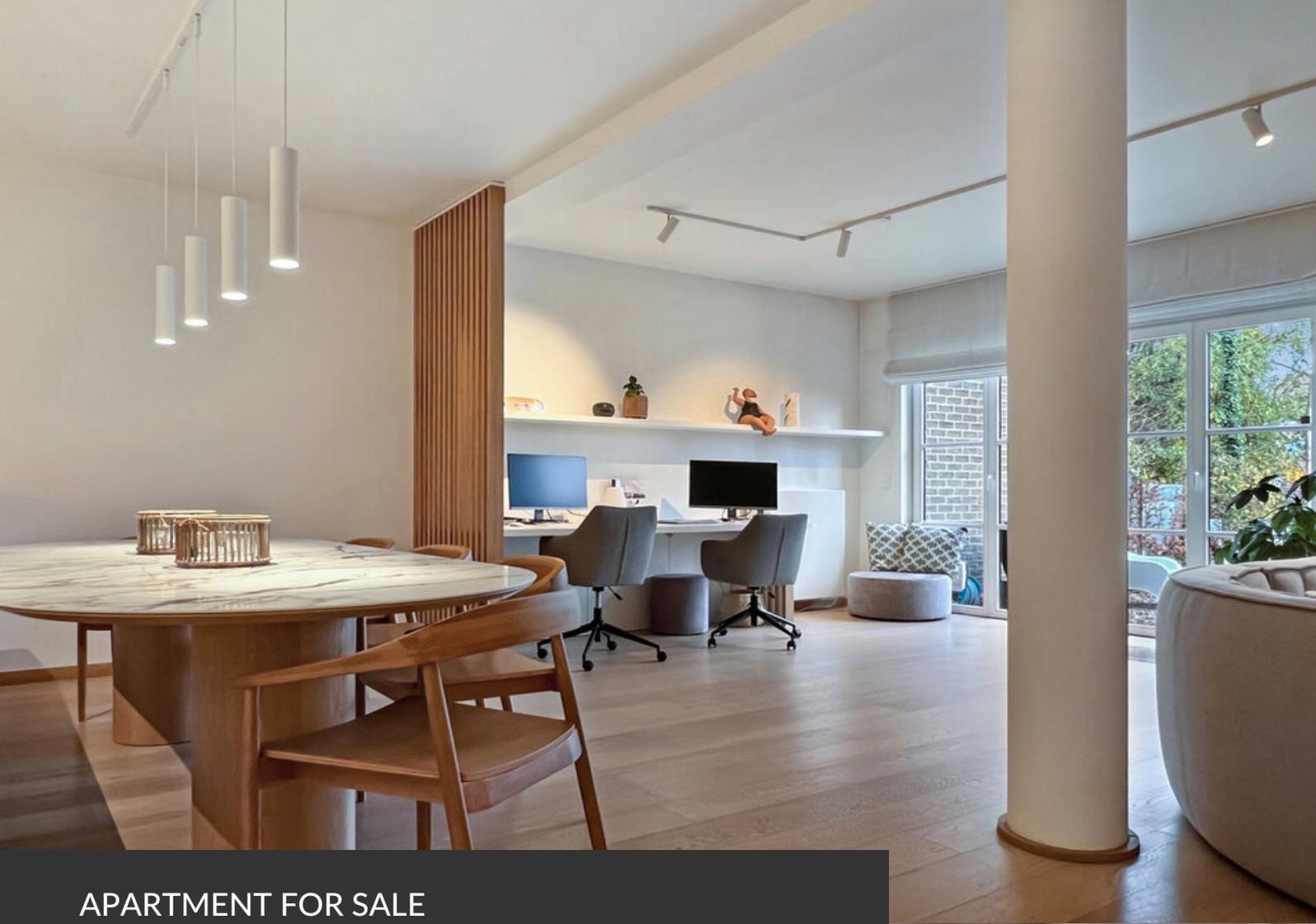
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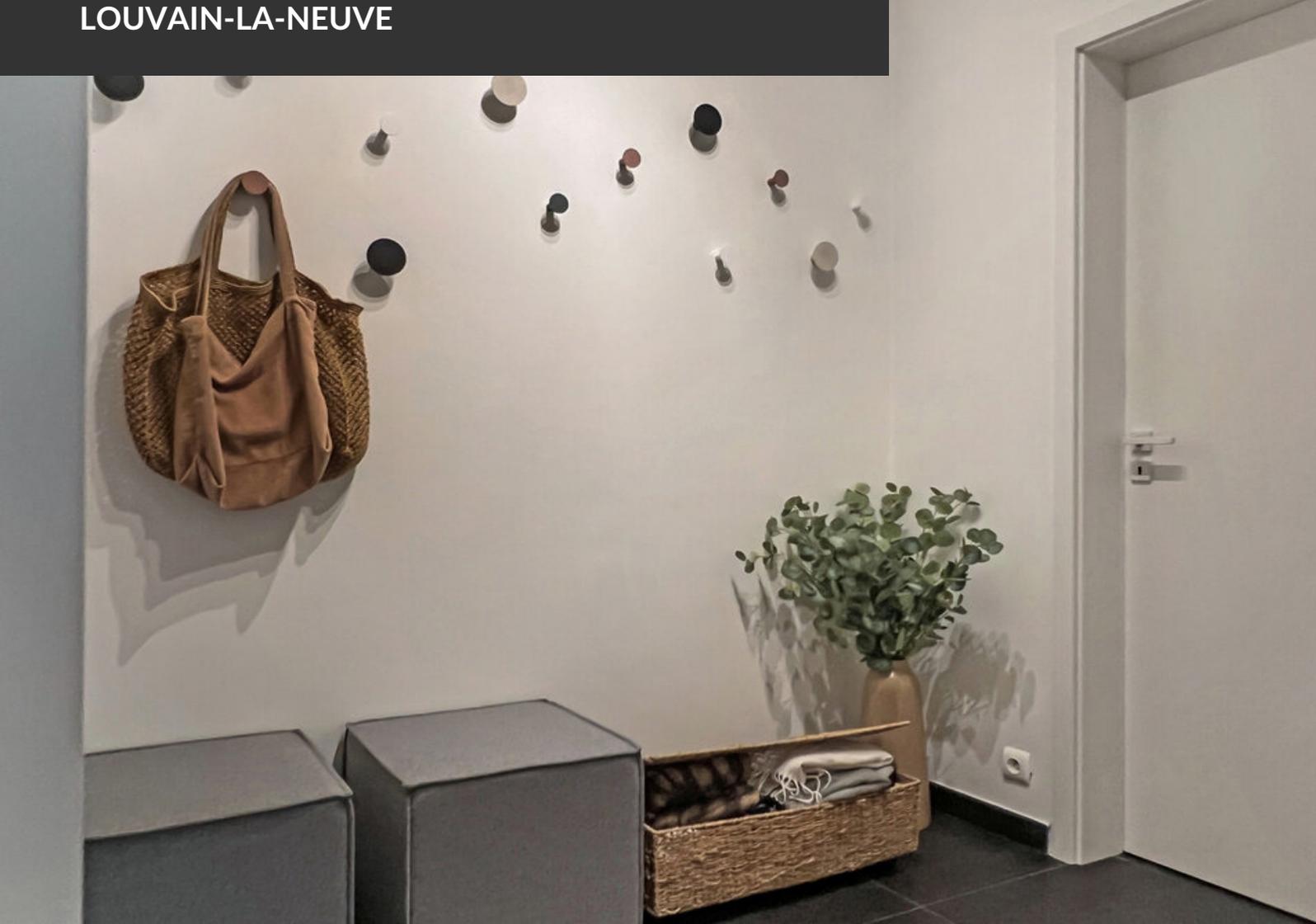


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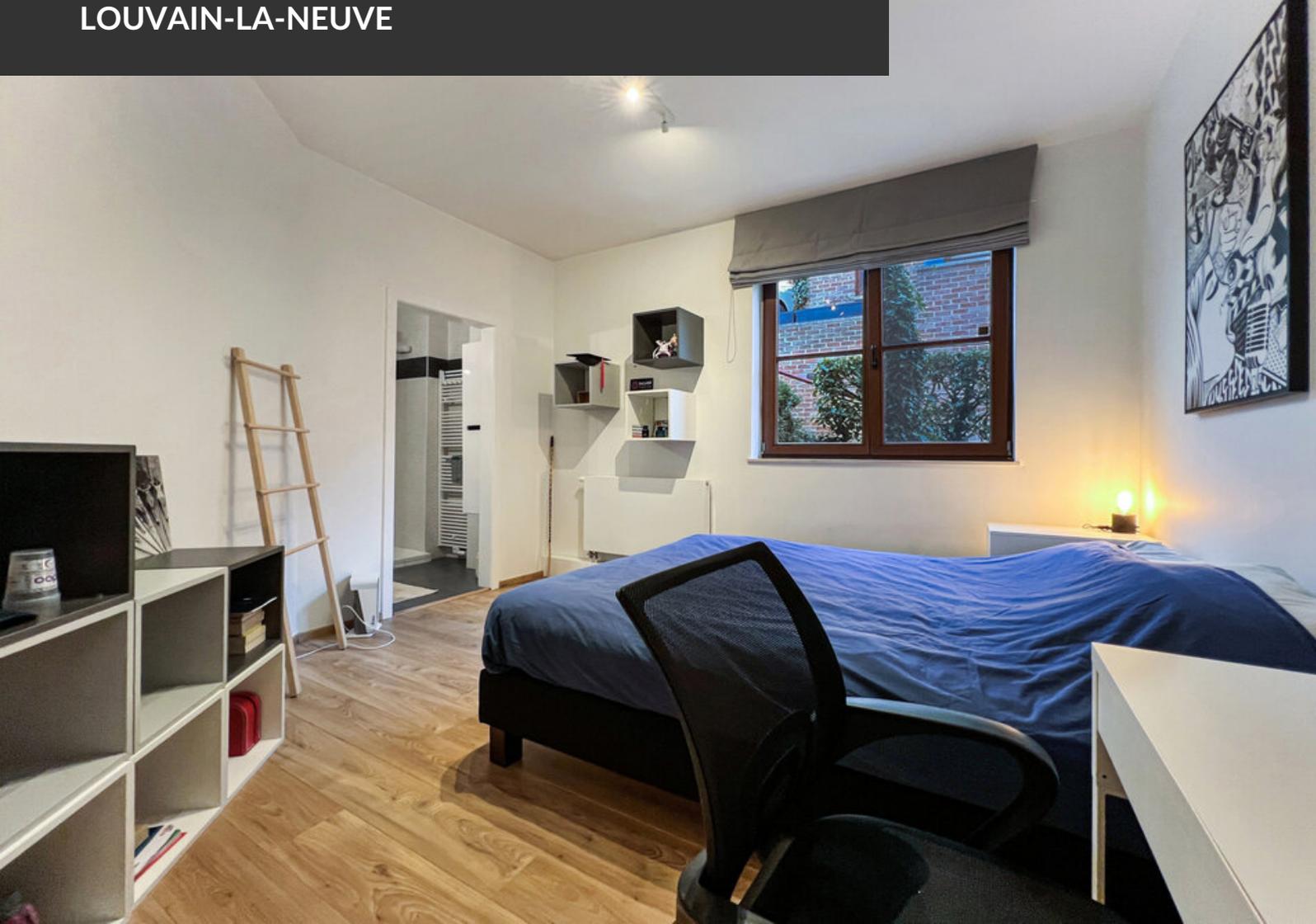


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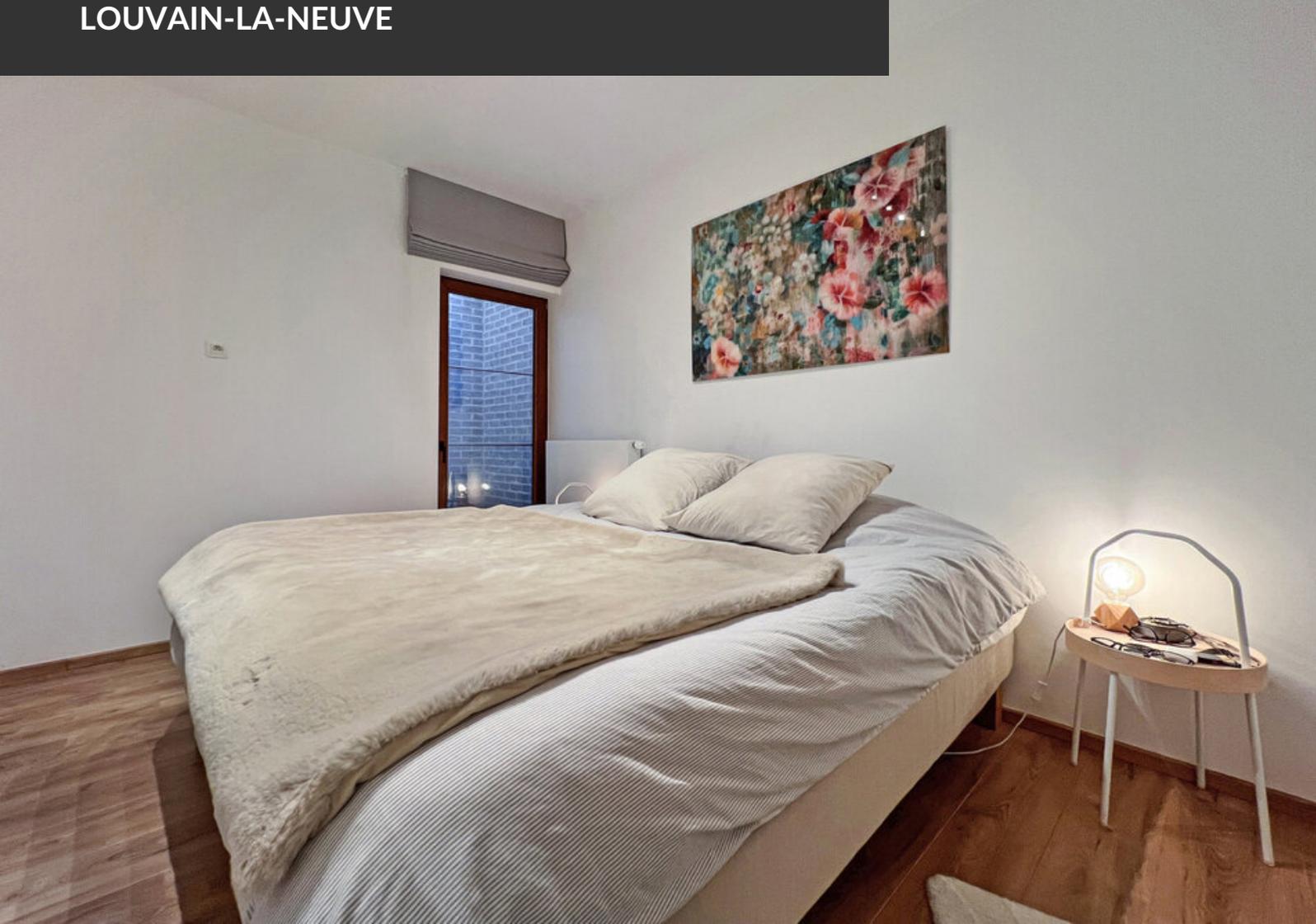


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