



**HOUSE FOR SALE
LOUVAIN-LA-NEUVE**

Beautiful duplex house, very quiet and 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 property enjoys a tranquil location yet is within easy reach of the center of Louvain-la-Neuve. Situated in a small, intimate complex of just a few houses, the condominium offers a friendly, family atmosphere. Completely renovated with high-quality materials, the duplex impresses with its modern comforts and welcoming, ready-to-move-in ambiance. A private elevator provides direct access to all floors, offering convenient and exclusive access. Outside, a large terrace, landscaped 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 sought-after convenience in this neighborhood. An exceptional property where greenery, serenity, ...



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

<https://www.propriete-privee.be> - info@propriete-privee.be



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and accessibility blend harmoniously.



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Land surface	250 m ²
Living space	220 m ²
Year of construction	2004
Year of renovation	2022
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
Number of bathrooms	2
Number of toilets	2



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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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