

Charm and modernity in total privacy!



ADRESSE Rue du Château d'Eau, 14 1390 Grez-Doiceau

PRICES 925.000 €



Pour plus d'informations et/ou visite, contactez Martin Franken au 0473/49.99.90 ou martin.franken@propriete-privee.be At the end of a peaceful cul-de-sac, in the highly sought-after hamlet of Hèze, lies this exceptional property, discreetly nestled on a stunning 46-are plot, sheltered from view and surrounded by nature. From the moment you enter the property, the tone is set: absolute tranquility, total privacy, and a true sense of freedom. Fully renovated in 2023 with high-quality materials, this remarkable home impresses with its generous spaces, thoughtful layout, and meticulous finishes. The entrance hall, both elegant and welcoming, leads to an office and a utility room converted into a family room. The light-filled kitchen flows harmoniously into the dining area and living room. These warm and open living spaces are enhanced by large openings to the outside, offering an unobstructed view of the garden — a true living canvas. Natural light, spaciousness, and smooth circulation create an atmosphere that is...



#### eau office

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#### office



both friendly and refined. Upstairs, three beautiful bedrooms share a family bathroom, while a master suite with its own shower room completes the level. Lastly, the house includes large cellars with a garage, as well as an attic for storage. So don't wait any longer — come and discover this unique and stunning property with Propriété Privée.



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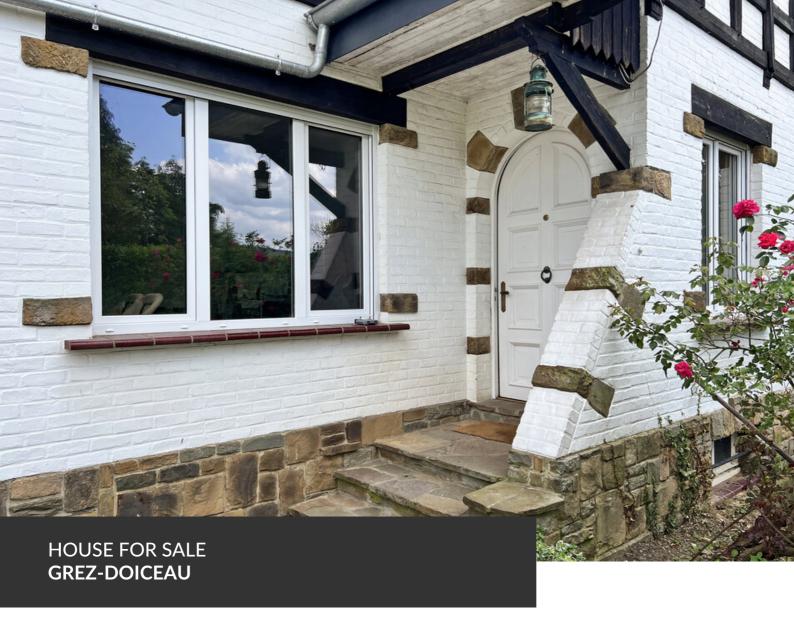
Land surface	4.647 m <sup>2</sup>
Living space	230 m²
Year of construction	1950
Number of bedrooms	4
Surface area bedroom 1	22 m²
Surface area bedroom 2	19 m²
Surface area bedroom 3	26 m²
Surface area bedroom 4	11 m²
Number of bathrooms	2
Number of toilets	3
Workspace	yes



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Attic	yes
Cellars	yes
Garage	yes
Orientation	south
Type of heating	wall heating
Type of window frames	vinyl
EPB	PEB D
EPB - Unique code	20250618019552
EPB - E Spec	310 kWh/m².an
EPB - E total	70.780 kWh/an
Availability	tbd with the owner



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