



Stationsstraat 34 , 8479 Gistel

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For sale - House

Druivenlaan 31, 8400 Oostende

On request

Ref. 7760091



Number of bedrooms: 3
Number of bathrooms: 1

Surf. Living: 144m²
Surf. Plot: 120m²

PEB/EPB: 37kwh/m²/j

Description

This recent, energy-efficient home is located in the picturesque Stene village in Ostend! This spacious family home offers all the comfort you could wish for. There are three cosy bedrooms, including one very large bedroom, ideal for a family, children, a home office or hobby room. In the spacious living room, the fully equipped kitchen takes centre stage. This nicely separates the sitting area from the dining area. From the living area, you have access to the sunny garden with terrace, perfect for relaxing evenings with family or friends. There is also a rear exit to the back of the garden! The modern bathroom is equipped with every comfort. You park on the private parking spaces included in the price, so your spot is always assured. Situated in a quiet yet central area, you enjoy the best Ostend has to offer: shops, schools, public transport and the 'de Schorre' sports park are all within easy reach. This ready-to-move-in house has been finished with great care and exudes a warm, inviting atmosphere. This is a unique opportunity to live in a contemporary home that combines comfort, space and an excellent location. With its A-label, this house is ready for the future. Do not hesitate to contact us for a viewing! More information or a visit? Email kris.bauwens@albert.immo or call 0470/51 04 09.

Financial

Price: Info at the office

Building

Habitable surface: 144,00 m²

Fronts: 2

Construction year: 2021

State: New

Number of floors: 2

Comfort

Furnished: No

Air conditioning: No

Energy

EPC score: 37

EPC code: 35013-G-

OMG_2018152596/EP1876/A001/D04/SD001

EPC class: A

Double glazing: Yes

Heating type: Floor heating

Terrain

Ground area: 120,00 m²

Garden: Yes

Layout

Kitchen: 14,00 m², US hyper equipped

Bedroom 1: 19,00 m²

Bedroom 2: 15,00 m²

Bedroom 3: 12,00 m²

Toilets: 2

Planning

Building permission: Not disclosed

Destination: Not disclosed

Intimation: Not disclosed

Right of pre-emption: Not disclosed

Parcelling permission: Not disclosed

Flooding area: Not located in flood area