



HOUSE FOR SALE
LOUVAIN-LA-NEUVE

Character villa near Ottignies station



PROPRIÉTÉ PRIVÉE
IMMOBILIER RÉSIDENTIEL

ADRESSE

Clos des Colombes, 19
1348 Louvain-la-Neuve

PRICES

545.000 €



HOUSE FOR SALE LOUVAIN-LA-NEUVE

New nugget in Limelette! Are you looking for a property with character, offering two hundred square meters of living space on almost eight south-facing acres? We offer you this 1976 villa set in an intimate enclosed area, close to all amenities and the Ottignies train station. The property boasts magnificent volumes, including a spacious living room bathed in light, five bedrooms, a bathroom and kitchen renovated in 2003, and cellars with a two-car garage. What's more, the house has so much potential that it can be used for a wide range of projects, including a ground floor, professional use and attic conversion. The south-facing garden will enable you to enjoy warm afternoons in the peace and quiet of Ottawa. The quality of the materials used makes this a reassuring property. A superb opportunity for renovation enthusiasts!



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



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

Land surface	773 m ²
Living space	200 m ²
Year of construction	1976
Year of renovation	2003
Number of bedrooms	5
Surface area bedroom 1	16 m ²
Surface area bedroom 2	14 m ²
Surface area bedroom 3	24 m ²
Surface area bedroom 4	12 m ²
Surface area bedroom 5	11 m ²
Number of bathrooms	1



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



HOUSE FOR SALE LOUVAIN-LA-NEUVE

Number of toilets	2
Workspace	yes
Open fire	yes
Attic	yes
Cellars	yes
Garage	yes
Type of heating	gas
Type of window frames	vinyl
Solar panels (photovoltaic or thermal)	photovoltaic
Rainwater tank	yes
Sewer connection	yes



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



HOUSE FOR SALE
LOUVAIN-LA-NEUVE

EPB



EPB - Unique code

20230630013146

EPB - E Spec

192 kWh/m².an

EPB - E total

40.251 kWh/an

Availability

at the contract



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



HOUSE FOR SALE
LOUVAIN-LA-NEUVE





HOUSE FOR SALE
LOUVAIN-LA-NEUVE





HOUSE FOR SALE
LOUVAIN-LA-NEUVE





HOUSE FOR SALE
LOUVAIN-LA-NEUVE





HOUSE FOR SALE
LOUVAIN-LA-NEUVE





HOUSE FOR SALE
LOUVAIN-LA-NEUVE

