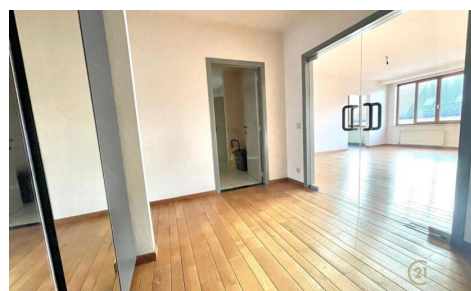


FOR SALE - EXCEPTIONAL APARTMENT

Oude Vaartstraat 36 B5, 2300 Turnhout

€ 299.000

Ref. 6837837



Number of bedrooms: 3
Number of bathrooms: 2
Garages: 1
Availability: at the contract

Surf. Living: 161m²
Surf. terrace: 5m²
Neighbourhood: city Center

PEB/EPB: 121kwh/m²/j

DESCRIPTION

Spacious, Bright & Energy-Efficient Apartment (161 m²) with Garage Box in the Heart of Turnhout

Layout & Highlights:

The stylish entrance hall, with built-in wardrobes and a separate guest toilet with hand basin, sets the tone. Elegant double doors lead into the impressive, light-filled living room, finished with beautiful solid oak parquet flooring that continues throughout the hallway—adding warmth and character.

The well-organized kitchen offers all necessary appliances, abundant cabinet space, and a cozy breakfast nook. Adjacent, you'll find a practical storage/laundry room with connections for a washing machine and dryer, also accessible from the hallway.

The apartment features three generously sized bedrooms and two bathrooms, including one en-suite to the master bedroom—ensuring privacy and convenience.

At the rear, the private terrace offers peaceful views and a sense of calm, despite the central city location. A spacious private garage box for sale at 25,000 euros.

Additional Information:

Prime central location, within walking distance of shops, restaurants, and public transport

Well-maintained building with elevator

Move-in ready, excellent condition

Favorable energy performance: EPC rating B (121 kWh/m²)

This apartment perfectly combines space, natural light, energy efficiency, and location. Whether you're seeking a comfortable home or a solid investment, this is an opportunity you don't want to miss.

Interested? Don't hesitate to contact us today for more information or to schedule a viewing!

FINANCIAL

Price: € 299.000,00

VAT applied: No

Available: At the contract

BUILDING

Habitable surface: 161,00 m²

Fronts: 2

Construction year: 1989

State: Good state

Floor: 2

COMFORT

Furnished: No

Handicap friendly: Yes

Elevator: Yes

ENERGY

EPC score: 121

EPC code: 2813403

LOCATION

Environment: City Center, central

School nearby: Yes

Shops nearby: Yes

Public transport nearby: Yes

Highway nearby: Yes

Sport center nearby: Yes

TERRAIN

Garden: No

LAYOUT

Kitchen: Yes, US fully fitted

Bathroom type: Shower and bath tub

Shower rooms: 1

Toilets: 1

Terrace: 5,00 m²

Laundry: Yes

TECHNICS

EPC class: B
Double glazing: Yes, thermic isol.
Windows: Wood
Heating type: Gas (centr. heat.)
Heating: Individual

Electricity: Yes
Phone cables: Yes
Sewage: Yes
Gas: Yes
Water: Yes

PLANNING

Destination: Living zone
Building permission: Yes
Parcelling permission: Yes
Right of pre-emption: No
Asbestos inventory certificate: Yes
Asbestos inventory certificate creation date:
29/04/2025
Intimation: No - no legal correction or
administrative measure imposed
Flooding area: Not located in flood area
G-score: 🏠 D
P-score: 🏠 D
Summons: No
Servitude: No

PARKING

Garage: 1
Parkings inside: 1