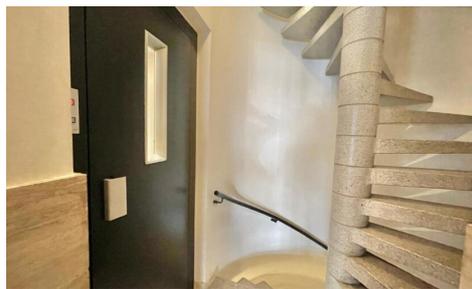


## FOR SALE - FLAT

Zegeplein 10 B4, 2300 Turnhout

€ 220.000

Ref. 4011 AK



Number of bedrooms: 1  
Number of bathrooms: 1  
Availability: at the contract

Surf. Living: 79m<sup>2</sup>  
Neighbourhood: central

PEB/EPB: 102kwh/m<sup>2</sup>/j

## DESCRIPTION

Are you looking for a comfortable flat in a prime location? Then this gem in the centre of Turnhout is exactly what you are looking for.

Located right next to the Grote Markt, you will literally be living a stone's throw from the bustling city life. The lively shopping street, numerous terraces and supermarkets are just around the corner. Turnova, with its ample parking facilities, is also nearby. In addition, you can easily reach the station, the Warande and the cultural centre on foot. Here, you will have everything within easy reach.

Upon entering the flat, you will find yourself in a pleasant entrance hall that provides access to the various rooms. The spacious and light-filled living room forms the heart of the home and, thanks to the large windows, enjoys an abundance of natural light, creating an open and warm atmosphere. Adjacent to this is the fully equipped kitchen, which is equipped with all the necessary appliances and offers sufficient work and storage space.

The flat also has a modern bathroom with a stylish walk-in shower and a practical washbasin unit. The spacious bedroom offers enough space for a comfortable double bed and extra cupboard space, and also gives direct access to the rear terrace where you can enjoy a moment of peace and quiet outside.

This energy-efficient and ready-to-move-in flat is ideal for first-time buyers, singles or as an investment. A unique opportunity to live in the centre, with comfort and tranquillity in your own home. Plan your visit today!

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## FINANCIAL

Price: € 220.000,00

VAT applied: No

Available: At the contract

Available date: 30 April 2026

Land registry income: € 827,00

## LOCATION

Environment: Central, city Center

School nearby: Yes

Shops nearby: 5m

Public transport nearby: 5m

Sport center nearby: 50m

## BUILDING

Habitable surface: 79,00 m<sup>2</sup>

Fronts: 2

Construction year: 1985

State: Good state

Floor: 1

Orientation facade: South-west

## TERRAIN

Garden: No

## LAYOUT

Kitchen: Yes, US fully fitted

Bathroom type: Shower

Shower rooms: 1

Toilets: 1

## COMFORT

Furnished: No

Pets allowed: Yes

Handicap friendly: No

Elevator: Yes

## TECHNICS

Electricity: Yes

Phone cables: Yes

Sewage: Yes

Gas: Yes

Water: Yes

## ENERGY

EPC score: 102

EPC code: 20220420-0002587032-RES-1

EPC class: B

Double glazing: Yes

Windows: Wood

Electricity certificate: Yes, conform

Heating type: Gas

Heating: Individual

## **PLANNING**

Destination: Living zone

Building permission: Yes

Parcelling permission: Not disclosed

Right of pre-emption: No

Asbestos inventory certificate: Yes

Intimation: No - no legal correction or administrative measure imposed

Flooding area: Not located in flood area

G-score: A

P-score: A

Summons: No

## **PARKING**

Parkings outside: No

Parkings inside: No