

## FOR RENT - HOUSE

Echelstraat 7, 2360 Oud-Turnhout

€ 1.400

Ref. 3062 AK



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

Surf. Living: 174m<sup>2</sup>  
Surf. Plot: 1806m<sup>2</sup>  
Neighbourhood: countryside

PEB/EPB: 249kwh/m<sup>2</sup>/j

## DESCRIPTION

Living in Peace and Space: Partially Renovated Country Home with Outbuilding

This partially renovated country home is situated on a spacious plot with stunning panoramic views. The combination of charm, modern comfort, and expansion potential makes this the ideal home for those seeking tranquility and space.

The entrance hall leads to a cozy rustic kitchen, renovated in 2024 and equipped with high-quality appliances. A large window offers beautiful views of the garden. The living area, featuring a pellet stove, exudes warmth and is equipped with underfloor heating (2024, not yet connected). Behind the kitchen are a toilet and a versatile room.

The upper floor includes a spacious landing, three bedrooms with lovely views, and a tastefully renovated bathroom with a walk-in shower, toilet, and vanity unit. The attic, with floor insulation (2025), is accessible via a sliding ladder and offers potential for additional rooms.

Outside, you can enjoy a fully enclosed garden and a multifunctional outbuilding of 70 m<sup>2</sup> with a renewed roof, wall, and floor insulation (2020).

With cavity wall insulation, solar panels, new upstairs windows, upgraded sanitary facilities, and many other improvements, this home is move-in ready while offering room for personal finishing touches. A unique opportunity in a serene countryside setting!

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## FINANCIAL

Price: € 1.400,00 per month

Available: At the contract

Land registry income: € 877,00

Liberal profession possible: Yes

## BUILDING

Habitable surface: 174,00 m<sup>2</sup>

Fronts: 4

Construction year: 1965

Renovation: 2022

State: Good state

Number of floors: 2

Main area: 27 m<sup>2</sup>

Front width: 10,50 m

Orientation facade: East

## COMFORT

Furnished: No

Handicap friendly: Yes

## ENERGY

EPC score: 249

## LOCATION

Environment: Countryside, quiet

## TERRAIN

Ground area: 1.806,00 m<sup>2</sup>

Garden: Yes

Orientation terrace 1: West

## LAYOUT

Kitchen: Yes, US hyper equipped

Bathroom type: Shower

Shower rooms: 2

Toilets: 2

Laundry: Yes

Attic: Yes

## TECHNICS

Electricity: Yes

Phone cables: Yes

Cable TV: Yes

Water: Yes

EPC code: 20250109-0002770192-RES-3

EPC class: C

Windows: Wood

Electricity certificate: Yes, conform

Heating type: Pellets

Heating: Individual

Water tank: Yes

## PLANNING

Destination: Agricultural zone

Asbestos inventory certificate: Yes

Intimation: No legal correction or administrative measure imposed

Flooding area: Flood area

G-score:  D

P-score:  D

Servitude: No

## PARKING

Parkings outside: 4