



Naamsesteenweg 232 , 3001 Heverlee

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## For sale - Offices

€ 432.234

Kantoorstraat 1, 3190 Boortmeerbeek

Ref. 6486899



Surf. Living: 200m<sup>2</sup>

PEB/EPB: 121kwh/m<sup>2</sup>/j

Surf. Plot: 123m<sup>2</sup>

Neighbourhood: industrial  
estate

# Description

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## Financial

Price: € 432.234,00

Parking - price/unit: € 1.234,00

Parking int. - price/unit: € 2.341,00

Parking ext. - price/unit: € 3.412,00

## Building

Surface: 200,00 m<sup>2</sup>

Construction year: 2025

State: Shell

Type roof: North tree roof

Facade front: Metallic internal wall - isolation -  
profiled metallic external wall

Orientation rear: North-east

## Comfort

Smoke detector: Yes

Blinds: Yes

## Specific area

Warehouse: 500,00 m<sup>2</sup>

## Security

Access control: Yes

Access control type: Security

## Energy

EPC score: 121

EPC total score: 5 kWh/year

EPC code: 5555

EPC class: A

EPC co2 emission: 55

Isolation: Yes

Windows: Thermal aluminium

Electricity certificate: Yes, conform

Heating type: Not installed

Water tank: 9.876 L

## Location

Environment: Industrial estate

## Terrain

Ground area: 123,00 m<sup>2</sup>

## Technics

Electricity: Yes

Electricity details: High tension

Septic well: Yes

## Planning

Building permission: Yes

Destination: Industrial area

Intimation: No - no legal correction or  
administrative measure imposed

Right of pre-emption: No

Parcelling permission: No

Water-sensitive open space area: No

Summons: No

## Parking

Garage: Yes

Parking cars: 33

Parkings outside: 22

Parkings inside: 11

Parking trucks: 21