

Dorp 29 , 2360 Oud-Turnhout **Phone number:** 014 48 12 21 **E-mail:** info@echovastgoed.be

FOR SALE - FAMILY HOUSE

€ 375.000

Ref. 3097 AK

Sint-Annaplein 21, 2360 Oud-Turnhout



*** ZATERDAG 22/11 OPEN HUIS (op afspraak) ***







Number of bedrooms: 3 Number of bathrooms: 1

Garages: 1

Availability: at the contract

Surf. Living: 158m² Surf. Plot: 207m²

Neighbourhood: central

PEB/EPB: 156kwh/m²/j

DESCRIPTION

SATURDAY 22/11 OPEN HOUSE BY APPOINTMENT ONLY

This ready-to-move-in family home is located in a quiet, child-friendly street within walking distance of the center of Oud-Turnhout. You will be living in a central location, with all amenities nearby. The house also has solar panels (2160 Wp), included in the sale price.

Layout

On the ground floor is the entrance hall with access to the bright living room with sitting area and dining area. Large windows provide plenty of light and a view of the garden, and the built-in fireplace adds extra coziness. The renovated kitchen overlooks the terrace. There is also a guest toilet, storage room, and an indoor garage with sectional door.

On the first floor, there are three spacious bedrooms and a renovated bathroom with high-quality finishes. A fixed staircase leads to the attic, which is ideal for storage or offers possibilities for expansion.

Outside

The south-facing garden with terrace offers privacy and is perfect for enjoying peace and quiet.

Advantages

Quiet, child-friendly location

Close to shops and schools

Renovated kitchen and bathroom

Solar panels

Garage and extra attic space

Sunny garden

Major renovation (kitchen & bathroom) in 2010 and new roof in 2023.

FINANCIAL

Price: € 375.000,00 VAT applied: No

Available: At the contract Land registry income: € 654,00

BUILDING

Habitable surface: 158,00 m²

Fronts: 2

Construction year: 1964

Renovation: 2015 State: Good state Number of floors: 2

LOCATION

Environment: Central, quiet

School nearby: Yes Shops nearby: Yes

Public transport nearby: Yes

Highway nearby: Yes Sport center nearby: Yes

TERRAIN

Ground area: 207,00 m² Garden: Yes (95,00 m²) Orientation terrace 1: South Front width: 6,80 m
Orientation rear: South
Orientation facade: North

COMFORT

Furnished: No

Handicap friendly: No

ENERGY

EPC score: 156

EPC code: 20251114-0003732358-RES-1

EPC class: B

Double glazing: Yes, thermic isol.

Windows: Aluminium

Electricity certificate: Yes, conform

Heating type: Gas Heating: Individual

LAYOUT

Kitchen: Yes, US hyper equipped Bathroom type: Shower in bath

Shower rooms: 1

Toilets: 2 Laundry: Yes Attic: Yes

TECHNICS

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

PLANNING

Destination: Living zone Building permission: Yes

Parcelling permission: Not disclosed

Right of pre-emption: No

Asbestos inventary certificate: Yes

Asbestos inventary certificate creation date:

14/11/2025

Intimation: No - no legal correction or administrative measure imposed

Flooding area: Not located in flood area

G-score: A P-score: C Summons: No Servitude: No

PARKING

Garage: 1

Parkings outside: 1 Parkings inside: 1