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# **FOR RENT - FLAT**

€ 1.300

Steenweg op Turnhout 12, 2360 Oud-Turnhout

Ref. 3088 AK









Number of bedrooms: 3 Number of bathrooms: 2 Availability: immediately Surf. Living: 140m<sup>2</sup> Surf. terrace: 40m<sup>2</sup> Neighbourhood: central PEB/EPB: 121kwh/m²/j

## **DESCRIPTION**

\*\*\*VISITS WITH POTENTIAL TENANTS WILL ONLY BE SCHEDULED AFTER RECEIPT OF A FULLY COMPLETED TENANT INFORMATION FORM. THEREFORE, APPOINTMENTS CANNOT BE MADE BY TELEPHONE. THE INFORMATION FORM CAN BE DOWNLOADED FROM THE RELEVANT PROPERTY PAGE AT WWW.ECHOVASTGOED.BE\*\*\*

This spacious and bright duplex apartment on the first floor is available for rent in the lively center of Oud-Turnhout. The apartment combines modern living comfort with an excellent location within walking distance of shops, restaurants, and public transportation.

Upon entering, you step into a spacious entrance hall with a separate guest toilet and a practical storage room with a connection for a washing machine. From here, you have access to a large terrace with a green view, a real asset in the center. The bright living room with large windows creates an open and pleasant atmosphere and connects nicely to the fully equipped kitchen, which has all the daily necessities and extra storage space. On this level, there is also a comfortable bedroom with access to the terrace and a bathroom with a bathtub, double sink, and plenty of storage space.

Upstairs, you will find two additional bedrooms and a second bathroom with a shower and sink. Thanks to its well-thought-out layout, spacious terrace, and central location, this apartment is ideal for those who want to live comfortably and stylishly in Oud-Turnhout.

# **FINANCIAL**

Price: € 1.300,00 per month Available: Immediately Rental guarantee: 3 months

# **BUILDING**

Habitable surface: 140,00 m<sup>2</sup>

Fronts: 2

State: Good state

Floor: 1

Orientation facade: South-west

### **COMFORT**

Furnished: No

Handicap friendly: No

Elevator: No

## **ENERGY**

EPC score: 121

EPC code: 20200827-0002308315-RES-1

EPC class: B

Double glazing: Yes Windows: Aluminium Heating type: Gas Heating: Individual

# LOCATION

Environment: Central, quiet

School nearby: Yes Shops nearby: Yes

Public transport nearby: Yes

Highway nearby: Yes Sport center nearby: Yes

#### **TERRAIN**

Orientation terrace 1: North-east

#### **LAYOUT**

Kitchen: Yes, US hyper equipped

Bathroom type: Bath Shower rooms: 1

Toilets: 1

Terrace: 40,00 m<sup>2</sup>

## **TECHNICS**

Electricity: Yes
Phone cables: Yes
Cable TV: Yes

Gas: Yes Water: Yes

# **PLANNING**

Destination: Living zone

Intimation: No legal correction or administrative

measure imposed

Flooding area: Not located in flood area

G-score: A P-score: A