CENTURY 21
Echo Vastgoed

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FOR SALE - HOUSE

On request

Steenweg op Ravels 101, 2360 Oud-Turnhout

Ref. 4029 AK

Number of bedrooms: 4
Number of bathrooms: 2
Garages: 1
Availability: at the contract

Surf. Living: 189m²
Surf. Plot: 561m²
Surf. terrace: 40m²
Neighbourhood: central

PEB/EPB: 247kwh/m²/j

DESCRIPTION

Centrally located semi-detached home in excellent condition, carefully renovated and updated over the years. This spacious property combines comfort, functionality, and enjoyable outdoor living. There is parking in front of the house, while the **automatic carport with space for two vehicles** provides direct access to the rear garden.

You enter the home through an entrance hall with ample space for coats and shoes. The generous living room offers a pleasant living area and flows seamlessly into the cozy kitchen, which is fully equipped and features a dining area and a bright skylight. At the rear of the kitchen, you'll find a snug TV corner overlooking the terrace and swimming pool. The ground floor also includes a bathroom with walk-in shower, washbasin, and toilet.

On the first floor, there are two spacious bedrooms and a well-maintained bathroom with bathtub, washbasin, and toilet. The second floor offers two additional bedrooms and a practical storage room.

The garden is a true highlight: beautifully landscaped with terraces at both ends, a recently installed **heated swimming pool with automatic cover**, and a generous outbuilding that is perfectly suited as a workshop, mancave, or hobby space. Additionally, a pleached lime tree will be planted by the neighbour, enhancing privacy and creating a green, tranquil setting.

Technically, the property is fully up to date: roof renewed in 2017 with 14 cm insulation, condensing boiler (2018), solar panels (2018), air conditioning (2023), heated swimming pool (2023), and a recently updated ground floor bathroom (2025).

In short, a move-in ready and exceptionally complete home in a central location, offering everything you need for comfortable living.

FINANCIAL

Price: Info at the office
VAT applied: No
Available: At the contract
Land registry income: € 770,00
Liberal profession possible: Yes

BUILDING

Habitable surface: 189,00 m²
Fronts: 3
Construction year: 1933
Renovation: 2015
State: Good state
Number of floors: 2
Main area: 196 m²
Front width: 6,00 m
Outhouse: Yes
Orientation rear: East
Orientation facade: West

COMFORT

Furnished: No

LOCATION

Environment: Central, Suburb
School nearby: Yes
Shops nearby: Yes
Public transport nearby: Yes
Highway nearby: No
Train station nearby: No
Sport center nearby: Yes
Beach nearby: No

TERRAIN

Ground area: 561,00 m²
Width at the street: 9,20 m
Garden: Yes (250,00 m²)
Orientation terrace 1: West

LAYOUT

Kitchen: Yes, US fully fitted
Bathroom type: Shower and bath tub
Shower rooms: 2
Toilets: 2
Terrace: 40,00 m²

Handicap friendly: No
Alarm: Yes
Videophone: Yes
Elevator: No
Air conditioning: Yes
Pool: Yes

SPECIFIC AREA

Shopfloor: Yes

ENERGY

EPC score: 247
EPC code: 3807412
EPC class: C
Double glazing: Yes, thermic isol.
Windows: Wood or pvc
Electricity certificate: Yes, conform
Heating type: Gas (centr. heat.)
Heating: Individual

Second terrace: 20,00 m²
Laundry: Yes
Cellar: Yes

TECHNICS

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

PLANNING

Building permission: Yes
Destination: Living zone
Intimation: No - no legal correction or administrative measure imposed
Right of pre-emption: No
Parcelling permission: No
Water-sensitive open space area: No
Obligation to renovate: No
Asbestos inventary certificate: Yes
Asbestos inventary certificate creation date: 07/03/2026
Flooding area: Not located in flood area
G-score: A
P-score: A
Summons: No
Servitude: No
Management measures recorded in the register of measures: No

PARKING

Garage: 1
Parking cars: 2
Carport: Yes
Parkings outside: 2
Parkings inside: 2