



Monumental mansion (719m²) with exceptional park garden of 3,381m²

Kluisstraat 14, 3620 Lanaken

Monumental mansion (719m²) with exceptional park garden of 3,381m²

This unique historic property is located by the canal and close to the Dutch border. The park garden with centuries-old trees and its charming character make this building an idyllic retreat. There are several atmospheric living areas with high ceilings and valuable floor finishes, a vaulted marl cellar and no fewer than 8 bedrooms, 4 bathrooms and an attic yet to be converted.

LAYOUT:

On the ground floor there is a spacious entrance hall with guest toilet, a separate dining room with wood burner, a library with also a wood burner, a sitting room with wood burner, an installed kitchen with dining area, a pantry, a study, a second toilet and a laundry room.

The first floor has six bedrooms and four bathrooms. Accessible via a fixed staircase, the second floor serves as a hobby room with two additional bedrooms and an attic space.

The entire house includes a historic vaulted marl cellar, the floor of which is lined with baked clinkers. The basement houses the central heating system, several storage rooms and a wine cellar.

The garage house, accessible from the rear, provides space for three cars and has a bicycle shed. The landscaped garden, designed as a park garden, also includes a spacious terrace.

FINISHING:

The floors are finished in blue stone, parquet and carpet.





CHR
ISTO
FFELS



CHR
ISTO
FFELS

Facts & Figures

Address Details

address Kluisstraat 14
3620 Lanaken

Financial information

price excl. cost € 895.000
registration fees apply yes
cadastral income € 1.945

Technical information

year of construction	1710	bedrooms	8
plot size	2.118 m ²	bathrooms	4
habitable living space	719 m ²	epc	360 kwh/m ²
garden orientation	north east		
extra	fire detection, wine cellar, cellar		
g-score	a		
p-score	a		
o-level	not located in flood area		