



# Commercial space of 82m<sup>2</sup> in the centre of Lanaken!

*In de Bruel 30, 3620 Lanaken*

# Commercial space of 82m<sup>2</sup> in the centre of Lanaken!

*This centrally located 82m<sup>2</sup> business space in Lanaken is within walking distance of the city centre and ample public parking. This property has a storage room, a toilet and connections for a kitchen. Common costs are €80 per month.*

Commercial space of 82m<sup>2</sup> in the centre of Lanaken! This property offers the perfect opportunity for companies looking for a professional space in a strategic location. Located within walking distance from the centre of Lanaken with ample parking.

The space is versatile and can be arranged as required to meet the specific needs of your business. The property features a practical storage room, a toilet and connections for a kitchen, allowing you to tailor both the workspace and facilities to your preferences.

The property is fitted with ceramic tiles, a gas central heating boiler with radiators and double glazing. There is also air conditioning.







# Facts & Figures

## Address Details

**address** In de Bruel 30  
3620 Lanaken

## Financial information

**registration fees apply** yes

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## Technical information

**year of construction** 1993

**habitable living space** 82 m<sup>2</sup>

**extra** airconditioning system

**g-score** b

**p-score** b

**o-level** class b (small chance under climate change af.2050)

**worg** no