



Quietly located contemporary and energy-efficient villa

Zandstraat 108, 3630 Maasmechelen

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This well-finished and logically laid-out villa with optimal natural light is located near the Hoge Kempen National Park. A few minutes by car, there are important connecting roads providing access to various centres of interest and the Dutch border. The landscaped garden, oriented to the southeast, is fully fenced and accessible via an automatic sliding gate.

LAYOUT

The spacious and central entrance hall provides access to the guest toilet, an office area, the bright living room and an exceptional open-plan kitchen. Adjacent is the storeroom cum linen room.

On the upper floor including loft, there is a master bedroom with walk-in dressing room, storage room and a 1st bathroom. In addition, there are bedroom 2, 3 and a second bathroom which complete the optimal living experience.

The property is fully equipped with a crawl basement, ideal for any infrastructure expansion such as piping or cabling.

FINISH

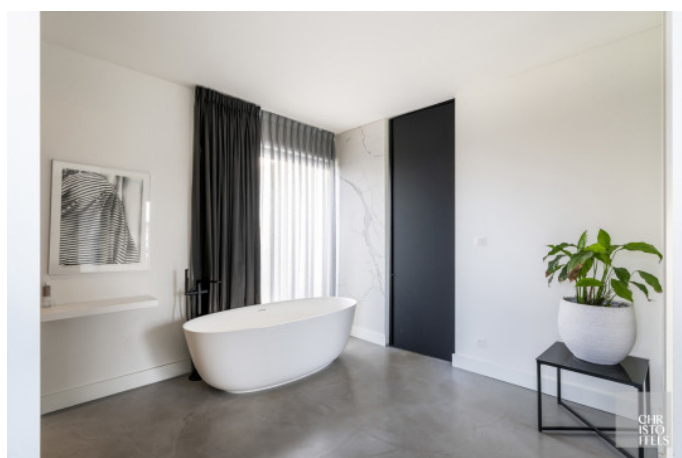
The kitchen in a set of low and high semi-handleless cabinets is equipped with worktops in composite/marble, espresso machine,

90-cm induction hob and matching extractor hood (worktop-recessed type), large integrated oven, 200-litre refrigerator, dishwasher and sink.

The first bathroom is installed with a vanity unit including two sinks, walk-in shower, freestanding designer bathtub and a toilet.

The second bathroom has a vanity unit, walk-in shower and a third toilet.

This architectural home is further finished with high-quality materials combined with sustainable techniques.





Facts & Figures

Address Details

address Zandstraat 108
3630 Maasmechelen

Financial information

price excl. cost € 798.000
registration fees apply yes
cadastral income € 1.336

Technical information

year of construction 2020
plot size 795 m²
habitable living space 273.21 m²
patio orientation south east
garden orientation south east

bedrooms 3
bathrooms 2

extra videophone, fire detection, cellar, underground rainwater tank
g-score b
p-score b
worg no