



Exclusieve villa (511m²) met buitenzwembad, wellnessruimte en paardenaccommodatie in Lanaken

Van Kerckemstraat 14, 3620 Lanaken

Exclusieve villa (511m²) met buitenzwembad, wellnessruimte en paardenaccommodatie in Lanaken

This exceptional villa, located in a quiet residential neighborhood in Lanaken on a 4,024 m² lot, uniquely combines space, luxury, and functionality. With a living area of no less than 511 m², 4 bedrooms, extensive wellness facilities, and fully equipped horse stables with an outdoor arena, this property offers a rare opportunity for those seeking comfortable and versatile living.

LAYOUT

The ground floor welcomes you with a spacious entryway featuring a guest restroom. The bright living room, furnished with a cozy sitting and dining area and equipped with a gas fireplace, forms the heart of the home. Adjacent to this is the spacious kitchen with a dining area, ideal for everyday use. The ground floor also features an office with built-in cabinets and a practical laundry room.

For relaxation, there is a separate wellness area equipped with a sauna, shower, sink, toilet, and a fitness room. From the living areas and the wellness area, you have access to the covered terrace, which overlooks the garden and the pool. The indoor garage accommodates two vehicles.

Upstairs, there are four full-sized bedrooms, a walk-in closet, a bathroom, and a separate toilet.

Outside, you can enjoy a beautifully landscaped property with a heated swimming pool (approx. 8 x 4 m), equipped with an automatic chlorination system and a pool cover. For horse enthusiasts, this property is particularly appealing thanks to the fully equipped stables with 4 stalls, a solarium, tack room, various storage areas, and a professional outdoor arena, which is drained, irrigated, and lit.

In addition, the house has a partial basement. On this level, there is a meeting room, a coat room, a pantry, and a utility room.

FINISHES

The property underwent a thorough complete renovation in 2007, during which the roof, windows, and garage were completely replaced. In 2017, the property was further expanded and upgraded to include a fitness room, a heated outdoor pool, and a fully equipped horse stable with an outdoor riding arena.

In short, this villa offers a unique combination of luxury living, relaxation, and recreational opportunities in a sought-after location.







Facts & Figures

Address Details

address Van Kerckemstraat 14
3620 Lanaken

Financial information

price excl. cost € 1.340.000
registration fees apply yes
cadastral income € 2.052

Technical information

year of construction	1998	bedrooms	4
year of renovation	2017	bathrooms	2
plot size	4.024 m ²	heating	cv op gas d.m.v. radiatoren/convectoren, warmtepomp
habitable living space	511 m ²	epc	99 kwh/m ²
garden orientation	zuidoosten		
external woodwork	aluminium, hr-beglazing		
extra	solar panels, videophone, alarm system, security cameras, fire detection, airconditioning system, horse stables		
wellness	swimming pool sauna		
g-score	a		
p-score	d		
o-level	niet gelegen in een overstromingsgevoelig gebied		