



HOUSE FOR SALE  
LIMELETTE

Bright villa bordering open fields !



Le Petit Privé

### ADRESSE

Avenue Pierre Holoffe, 16  
1342 Limelette

### PRICES

680.000 €



## HOUSE FOR SALE LIMELETTE

Located in a peaceful setting, at the edge of open fields and at the end of a quiet cul-de-sac, this bright and functional villa will charm you with its privileged environment and high-quality finishes. From the moment you step in, a spacious entrance hall welcomes you and immediately showcases the quality of the construction. You'll then enter a beautiful, light-filled living area where the lounge, complete with a cozy open fireplace, invites you to relax. This space opens onto the kitchen, which is extended by a discreet and practical utility room. A study completes the ground floor—ideal for working from home. Upstairs, the night area offers four comfortable bedrooms and two bathrooms. Outside, the true highlight of this home is the splendid garden, bordering open fields and offering unobstructed views and a real sense of freedom. On the practical side, the villa features a large garage with an electric vehicle charging station and two cellars. Don't wait—come and discover this gem overlooking the fields!



### **eau office**

Clos des Chêneaux 18A  
1390 Grez-Doiceau  
+32 10 816 800

### **office**

Avenue Reine Astrid 92 bte 2  
1310 La Hulpe  
+32 2 216 88 00



## HOUSE FOR SALE LIMELETTE

Land surface	1.243 m <sup>2</sup>
Living space	180 m <sup>2</sup>
Year of construction	2001
Number of bedrooms	4
Surface area bedroom 1	16 m <sup>2</sup>
Surface area bedroom 2	10 m <sup>2</sup>
Surface area bedroom 3	12 m <sup>2</sup>
Surface area bedroom 4	14 m <sup>2</sup>
Number of bathrooms	2
Number of toilets	2
Workspace	yes



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## HOUSE FOR SALE LIMELETTE

Open fire	yes
Cellars	yes
Garage	yes
Type of heating	wall heating
Type of window frames	vinyl
Solar panels	yes
Net cadastral income	2.568 €
EPB	
EPB - Unique code	20241206001567
EPB - E Spec	155 kWh/m <sup>2</sup> .an
EPB - E total	41.445 kWh/an



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Availability

2



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<http://www.lepetitprive.be> - [info@petit-prive.be](mailto:info@petit-prive.be)



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