

AGENCE PALLEN

LUXURY REAL ESTATE

Beautiful new construction villa located in second line of the Magere Schorre

417 m² | 5 slaapkamers | 4 badkamers

Magere Schorre 52, 8300 Knokke

Price upon request



Exclusive at Agence Pallen: Beautiful new construction villa quietly located in second line of the Magere Schorre, near the Royal Zoute Golf Club.

Layout of the villa:

Spacious entrance hall with checkroom and guest toilet. Magnificent and luminous living space comprising lounge, fireplace, dining room and spacious kitchen with dining area, all opening onto the beautiful south-facing terrace and garden with swimming pool. Utility room/laundry room/storage room.

On the 1st floor: Night hall with toilet. Master bedroom with ensuite bathroom (double washbasin, bath, shower and separate toilet) opening onto a south-facing terrace. Bedroom 2 with fitted wardrobes and shared shower room (double sink and shower). Bedroom 3 with fitted wardrobes and shared shower room (double sink and shower). Bedroom 4 with fitted wardrobes and ensuite shower room (sink and shower). Bedroom 5 with fitted wardrobes and ensuite bathroom (sink, shower and bath).

In the attic: Technical room and storage.

Garage with space for 2 cars and outdoor parking.

Completion of works foreseen by Christmas period 2024.



**Do you have questions or wish to schedule a visit?
Please contact Gilles!**

0497 520 196

GILLES@PALLLEN.BE



Specifics

Bedrooms	5
Bathrooms	4
Habitable surface	417m²
Total surface	870m²
Construction year	
General state	
City water	Yes
Distribution	Yes
Domotics / Home Automation	Yes
Electricity	Yes
Heat pump	Yes
Underfloor Heating	Yes

Legal information

Destination	Residential area
Subpoena	No
Pre-purchase right	No
Subdivision application	No
Bouwvergunning	Yes
Protected heritage	No

Energy

EPC ref.	
Energy	0 kWh/m²
Flooding sensitivity	Non-flood zone
P-score	A
G-score	A
Delineated shoreline zone	Not applicable



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