

AGENCE PALLEN

LUXURY REAL ESTATE

Exclusive Villa with South-Facing Garden

316 m² | 5 slaapkamers | 3 badkamers

Kragendijk 1, 8300 Knokke

Price upon request



Located in a quiet, residential area of Knokke-Heist, this stunning new-build villa offers the perfect balance of luxury, comfort, and refined design. With its south-facing garden, elegant swimming pool, and covered terrace, it's the ideal setting to enjoy every season in total privacy.

Inside, the home exudes warmth and sophistication, featuring high-quality natural materials, oak parquet flooring, and thoughtfully integrated lighting. The living spaces are bright, spacious, and seamlessly connected to the outdoor areas. The kitchen and bathrooms reflect contemporary elegance with impeccable finishes. With five bedrooms, multiple bathrooms, and practical storage spaces, this property is ideal as a family home or exclusive second residence by the sea. Technology, sustainability, and security are subtly integrated thanks to underfloor heating, solar panels, home automation, and provisions for surveillance and electric vehicle charging. The villa is fully finished and move-in ready – a true gem for those seeking peace, comfort, and sophistication in one of Knokke's most desirable locations.



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

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Specifics

Bedrooms	5
Bathrooms	3
Habitable surface	316m²
Total surface	699m²
Construction year	2024
General state	Luxurious finishing touch

Legal information

Non-indexed cadastral revenue	€ 1363
Stedenbouwkundige bestemming	Residential area
Dagvaarding en herstellvordering	No
Right of first refusal	No
Verkavelingsvergunning	No
Stedenbouwkundige vergunning	Yes
Protected heritage	No
Listed heritage	Not applicable

Energy

EPC ref.	
Energy	44 kWh/m²
Flooding sensitivity	Non-flood zone
P-score	A
G-score	A
Delineated shoreline zone	Not applicable



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