

AGENCE PALLEN

LUXURY REAL ESTATE

New construction apartment Auréa 3.1

82 m² | 2 slaapkamers | 1 badkamer

Gulden-Vliesstraat 7/3.1, 8300 Knokke

€ 695.000



Newly built apartment with 2 bedrooms.

Discover this stylish newly built apartment of the “Auréa” project, located in the charming and centrally located Gulden Vliesstraat 7 in Knokke — one of the most sought-after and prestigious neighborhoods on the Belgian coast.

Layout:

Bright living room with adjoining cozy outdoor terrace. The semi-open kitchen blends nicely with the dining area.

The apartment also has two spacious bedrooms that share a separate bathroom and toilet on the landing.

In the basement, you will find a private storage room and a bicycle storage room.

Would you like to know more about this project or the building plans? Feel free to contact us!



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

0497 520 196

GILLES@PALLLEN.BE



Specifics

Bedrooms	2
Bathrooms	1
Habitable surface	82m²
Total surface	88m²
Construction year	2025
General state	Luxurious finishing touch

Legal information

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.	EPB bij oplevering
Energy	0 kWh/m²
Flooding sensitivity	Non-flood zone
P-score	D
G-score	D
Delineated shoreline zone	Not applicable



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

0497 520 196

GILLES@PALLLEN.BE

