AGENCE PALLEN

LUXURY REAL ESTATE

Charming detached villa in a quiet residential area near Oosthoek

225 m² | 3 slaapkamers | 3 badkamers

Zevenkote 28, 8300 Knokke-Heist

€ 2.995.000







This charming detached villa is located in a sought-after and exceptionally quiet residential area between Oosthoek and Graaf Jansdijk. The property enjoys an excellent location, with optimal natural light and a perfect connection between indoor and outdoor living.

Layout of the villa:
The entrance hall with guest toilet gives access to the bright dining and living area, where an attractive fireplace and large windows create a warm, inviting atmosphere. From the living area, you can enjoy a beautiful view of the spacious garden with sunny terrace. The kitchen, which can be closed off with glass doors, connects seamlessly to the laundry room. From here, you can access the indoor garage, which has space for two cars, making it extremely practical and convenient for everyday use.

On the first floor, there are three full bedrooms. The master bedroom has an en-suite bathroom, as does the second bedroom. The third bedroom has a separate bathroom, ensuring privacy and comfort for everyone.

This villa offers a harmonious combination of tranquility, functionality, and charm, in a prime location close to all the amenities of Knokke. The sale of this property is through a takeover of shares in the company that owns the real estate. The asking price reflects the market value of the property.



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

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Specifics

Bedrooms	3
Bathrooms	3
Habitable surface	225m²
Total surface	809m²
Construction year	1993
General state	Liveable at once
Electricity	Yes
Natural gas	Yes
City water	Yes
Internet	Yes

Legal information

Non-indexed cadastral revenue	€ 1710
Stedenbouwkundige bestemming	Residential area
Dagvaarding en herstelvordering	No
Right of first refusal	No
Verkavelingsvergunning	Yes
Stedenbouwkundige vergunning	Yes
Protected heritage	No
Listed heritage	Not applicable

Energy

EPC ref.	20260119-3769028-RES-1
Energy	269 kWh/m²
Flooding sensitivity	Non-flood zone
P-score	A
G-score	A
Delineated shoreline zone	Not applicable



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