

AGENCE PALLEN

LUXURY REAL ESTATE

A hidden gem between Damme, Knokke and Sluis – exclusive living with a wellness centre, plenty of space and building land

465 m² | 2 slaapkamers | 2 badkamers

Damweg 24, 8340 Damme

€ 1.150.000



Discover this unique and characterful villa, quietly situated in a prime location close to picturesque Damme, fashionable Knokke and charming Sluis. A property that perfectly combines space, comfort and relaxation.

Upon entering, you are welcomed into a spacious, sun-drenched living area with a cosy bar, stylish lounge and atmospheric open fireplace. The charming, fully fitted kitchen flows seamlessly into the living areas and forms the heart of the home.

The wellness area is a real highlight: a beautiful pool house with an indoor swimming pool and sauna offers that holiday feeling in your own home all year round.

On the ground floor is the spacious master bedroom with an en-suite bathroom, equipped with a luxurious jacuzzi bath. The property also features a practical mezzanine that is perfect for use as a study or reading nook.

On the first floor, you will find a second spacious bedroom with its own bathroom and a separate toilet, ensuring optimal comfort and privacy.

Outside, you can enjoy a beautiful terrace with an outdoor kitchen, ideal for long summer evenings and cosy



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

0475 638 900

MICHELE@PALLLEN.BE



Specifics

Bedrooms	2
Bathrooms	2
Habitable surface	465m²
Total surface	3120m²
Distribution	Yes
Alarm	Yes
Air-conditioning	Yes
Internet	Yes
Solar panels	Yes

Legal information

Stedenbouwkundige bestemming	
Dagvaarding en herstellvordering	No
Right of first refusal	No
Verkavelingsvergunning	No
Stedenbouwkundige vergunning	No
Protected heritage	No
Listed heritage	Not applicable

Energy

EPC ref.	202604300-0003852313-RES-1
Energy	243 kWh/m²
Flooding sensitivity	Non-flood zone
P-score	A
G-score	A
Delineated shoreline zone	Not applicable



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