AGENCE PALLEN

LUXURY REAL ESTATE

A characterful corner house on the picturesque Keuvelhoekplein with a versatile layout

255 m² | 4 slaapkamers | 3 badkamers

Keuvelhoekstraat 32, 8300 Knokke

€ 3.950







This characterful corner house on Keuvelhoekplein is situated within walking distance of the Royal Zoute Golf Club, near the Magere Schorre and the Groentemarkt. The property combines a central location (within walking distance of the sea and shops) with great flexibility of use: living, working, or a combination of both.
The property has recently been finished with authentic materials, giving it a warm and timeless feel. The building has a full basement.

Ground floor:
The ground floor can serve as a living or practice space and comprises an office area with built-in cupboards, a spacious living or reception area with a fireplace and views of the square, a fitted kitchen with an Aga stove, a separate toilet and various storage areas. The ground floor is easily accessible via two entrances (Duivenlaan and Keuvelhoekstraat).

First floor:
This floor is fitted out as a flat with a spacious living area, a fitted kitchen with a dining and sitting area and access to the sun terrace. There is also a spacious bedroom with an en-suite bathroom, a shower room and a separate toilet.



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

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Specifics

Bedrooms	4
Bathrooms	3
Habitable surface	255m²
Total surface	97m²
Construction year	1950
General state	Liveable at once
Electricity	Yes
Natural gas	Yes
City water	Yes
Telephone	Yes
Distribution	Yes
Sewerage	Yes
Internet	Yes
Videophone	Yes

Legal information

Stedenbouwkundige bestemming	Residential area
Dagvaarding en herstelvordering	No
Right of first refusal	No
Verkavelingsvergunning	No
Stedenbouwkundige vergunning	Yes
Protected heritage	No
Listed heritage	Not applicable

Energy

EPC ref.	
Energy	147 kWh/m²
Flooding sensitivity	Non-flood zone
P-score	B
G-score	B
Delineated shoreline zone	Not applicable



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