

# AGENCE PALLLEN

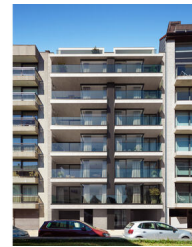
LUXURY REAL ESTATE

## Pierlala South - Apartment 1.2

96 m² | 2 slaapkamers | 2 badkamers

Patriottenstraat 60/1.2, 8300 Knokke

€ 995.000



Sublime new construction apartment with perfect orientation.

Pierlala is a unique new construction residence consisting of 2 apartment blocks with frontal sea view (Pierlala North) or south facing apartments with panoramic views over Duinbergen (Pierlala South).

Layout of the apartment on the first floor in the apartment building Pierlala South:

Entrance hall with cloakroom and guest toilet. Open living space with bright sitting area, dining area and luxurious open kitchen. Adjacent to the living space is the outdoor terrace which enjoys a perfect orientation. Practical storage room adjoining the kitchen. Master bedroom with ensuite bathroom. Second bedroom with ensuite bathroom.

The specifications include generous budgets for the finishes of the apartments.

Consultation of the building plans and specifications is possible by appointment at one of our offices.



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

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## Specifics

|                   |                           |
|-------------------|---------------------------|
| Bedrooms          | 2                         |
| Bathrooms         | 2                         |
| Habitable surface | 96m²                      |
| Total surface     | 102m²                     |
| Construction year | 2026                      |
| 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                   | A                  |
| G-score                   | A                  |
| Delineated shoreline zone | Not applicable     |



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