

AGENCE PALLEN

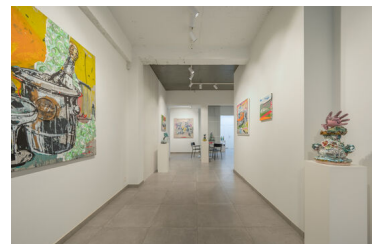
LUXURY REAL ESTATE

Ready-to-move-in commercial property in a prime location in the Zoute

0 m² |

Strandstraat 3, 8300 Knokke-Heist

€ 449.000



This fully renovated commercial property is ideally situated on Strandstraat, a side street off Kustlaan and Zeedijk in the Zoute district. Thanks to its central location and high footfall, the property enjoys excellent visibility.

The property has recently been completely refurbished and is ready to move into. It has been fully repainted and fitted with modern recessed spotlights. It also features a practical utility area with a washbasin and a separate toilet.

The large shop window facing the street ensures maximum visibility and an attractive presentation of your business. For added comfort and security, roller shutters and an alarm system are also fitted.

Furthermore, the property has a private basement storage room, ideal for extra storage space or for storing equipment.

A unique opportunity for anyone looking for a prestigious retail space in a prime commercial location in the Zoute.



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

0474 444 318

KIRSTEN@PALLLEN.BE



Specifics

Total surface	60m²
General state	Liveable at once
Electricity	Yes
Natural gas	Yes
City water	Yes
Telephone	Yes
Distribution	Yes
Alarm	Yes
Sewerage	Yes
Internet	Yes
Videophone	Yes
intercom	Yes

Legal information

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

Energy

EPC ref.	20220209-0002542720-KNR-1
Energy	0 kWh/m²
Flooding sensitivity	Non-flood zone
P-score	B
G-score	B
Delineated shoreline zone	Not applicable



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