

ANVERS



Patrician house in Antwerp

CHF 3'110'000.-



10



1054 m²

n° ref. **035662**



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SITUATION AND DESCRIPTION

Authentically renovated Beaux-Arts-style patrician house, located a stone's throw from the town center, with a unique southwest-facing town garden of $\pm 605 \text{ m}^2$, a living area of $\pm 1054 \text{ m}^2$ and a frontage width of 11.23 m.

The passage on the left side of the facade leads to the Carrara marble entrance hall with authentic staircase and glazing in oak frames.

The first floor also features an office area at the front, living room with fireplace, followed by an open kitchen with La Canche stove and laundry room, which give access to a terrace and then the garden.

The second floor with central hall on oak parquet floor includes two bedrooms to the front (± 27.5 and $\pm 25 \text{ sq.m.}$), a master bedroom with adjoining terrace of $\pm 32 \text{ sq.m.}$, en-suite bathroom with terrace.

The second of four floors, accessed by the service staircase, offers space for 3 bedrooms and a bathroom.

The third floor is converted into an apartment with its own kitchen, bathroom, two bedrooms and its own $\pm 32 \text{ m}^2$ terrace. There's also a fully insulated attic floor accessed by a fixed staircase.

The house has a full basement and is fitted out with various studios, home cinema and refrigerated wine cellar.

Other: Authentic elements such as antique floors, interior doors, parquet floors, marble fireplaces, oak woodwork, moldings, etc.

The front windows are acoustically insulated, so street noise doesn't apply here.

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SURFACES

Living area	1054 m ²
Surface of parcel	854 m ²

CHARACTERISTICS

Number of bedrooms	10
Second home	Authorized
Parking places	Not available

FINANCIAL DATA

Price

CHF 3'110'000.-

Availability

To be discussed

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