

# AGENCE PALLLEN

LUXURY REAL ESTATE

## Phenomenal new construction duplex with frontal sea views

273 m<sup>2</sup> | 4 slaapkamers | 4 badkamers

Zeedijk-Albertstrand 431, 8300 Knokke

€ 4.750.000



Phenomenal new-build duplex with frontal sea view

Phenomenal duplex with frontal sea views, located on the 8th floor of the coveted new-build project 'Duinrésidence'.

Layout of the flat:

Entrance hall with cloakroom and guest toilet. Phenomenal living space consisting of large windows with sublime (sea) views. Open kitchen with adjoining storage room. The dining and sitting area are in direct connection with the outdoor terrace. Guest bedroom with fitted wardrobes and ensuite bathroom (bath, walk-in shower, double sink and separate toilet) and terrace.

The duplex floor comprises no less than three full-size bedrooms, each with dressing room / fitted wardrobes and ensuite bathroom (bath or shower, washbasin). Separate toilet on the night hall.

'Duinrésidence' is a high-quality new-build project with preservation of the facade of the iconic building situated on the Zeedijk at Albertstrand. This architectural gem from 1936 will be fully restored to its former glory by Project Architects. A unique combination of water, beach and luxurious materials in an exceptional location.



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

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## Specifics

Bedrooms	4
Bathrooms	4
Habitable surface	273m <sup>2</sup>
Construction year	2023
General state	Luxurious finishing touch
City water	Yes
Electricity	Yes
Natural gas	Yes
Heating (System)	Natural gas

## Legal information

Destination	Residential area
Subpoena	No
Pre-purchase right	No
Subdivision application	Yes
Bouwvergunning	Yes
Protected heritage	Yes

## Energy

EPC ref.	
Energy	0 kWh/m <sup>2</sup>
Flooding sensitivity	Non-flood zone
P-score	
G-score	
Delineated shoreline zone	Not applicable



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