

AGENCE PALLEN

LUXURY REAL ESTATE

Beautiful apartment with frontal sea view located on the Wandeldijk

100 m² | 2 slaapkamers | 2 badkamers

Windrooshelling 3, 8300 Knokke

€ 3.950.000



Beautiful apartment with 2 terraces located on the Wandeldijk in Het Zoute.

Layout of the apartment:

Entrance hall with checkroom and separate toilet. Bright living room opening onto the terrace on the Wandeldijk with frontal sea view. Spacious open kitchen with cooking island. Dining area with integrated sofa. Bedroom 1 with ensuite bathroom (shower, double sink and toilet). Bedroom 2 with ensuite bathroom (shower and single sink). Both bedrooms open onto a south facing terrace with open views of the greenery. Separate storage room available.

Large communal bicycle storage room. Concierge present in the residence.

Possibility to purchase a garage box in the residence.

Visit warmly recommended for this rare opportunity!



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

0497 520 196

GILLES@PALLEN.BE



Specifics

Bedrooms	2
Bathrooms	2
Habitable surface	100m ²
Total surface	108m ²
Construction year	1981
Renovation year	2024
General state	Renovated
City water	Yes
Electricity	Yes
Natural gas	Yes
Sewerage	Yes
Heating (System)	Natural gas

Legal information

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

Energy

EPC ref.	20230610-0002904366-RES-2
Energy	276 kWh/m ²
Flooding sensitivity	Non-flood zone
P-score	C
G-score	C
Delineated shoreline zone	Not applicable



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