Sale **+32 (0)15 490 900**
Rental **+32 (0)15 490 800**

Exclusive ground-floor apartment with private garden in the prestigious The Crown project Knokke

€ 799.000

Paul Parmentierlaan 7, 8300 Knokke-heist

2 90 m²







Exclusive ground-floor apartment with private garden in the prestigious The Crown project Knokke
Located in the high-end residential project The Crown, right in the heart of Knokke, this exceptional ground-floor apartment of approx. 90 m² features a private terrace and garden of approx. 45 m², quietly positioned at the rear of the building. A truly unique location: central yet sheltered from pedestrian traffic, with the Lippenslaan and its shops at your doorstep and the sea just a 10-minute walk away.
This apartment is unique within the building thanks to its ultra-luxurious finish (higher ceilings, air conditioning, ...) and is possibly offered fully furnished and styled (price to be agreed between parties), providing a turnkey, worry-free living experience.
The layout includes an inviting entrance hall with cloakroom, a practical storage room, separate guest toilet, and a spacious, bright living area with dining space, built-in exclusive wine fridge and large glass panels opening onto the terrace and garden.
The open-plan kitchen is fully equipped with high-end MIELE appliances.
Furthermore, the apartment offers two comfortable bedrooms with custom-built wardrobes and a stylish, fully fitted bathroom.
Premium materials, generous glazing and a thoughtful layout ensure an exceptional level of comfort and elegance.
An individual parking space can be purchased on top. A bicycle storage is also available in the underground garage. The property also features air conditioning, a compliant electrical installation, and an energy performance level E43.

A rare opportunity for those seeking absolute luxury, tranquility, and comfort, combined with a prime location in Knokke.

Characteristics

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GENERAL

Address:	Paul Parmentierlaan 7 8300 Knokke-heist
Price:	€ 799.000
Habitable surface:	90 m²
Number of bedrooms:	2
Number of bathrooms:	1
Construction year:	2023
Cadastral income:	€0

LAYOUT

Entrance Hall:	5 m²
Washing Space:	2 m²
Toilet 1:	1.5 m²
Living:	35 m²
Night Hall:	2 m²
Kitchen:	6 m²
Bedroom 1:	14 m²
Bedroom 2:	11 m²
Bathroom 1:	3.5 m²
Terrace:	7 m²
Garden:	38 m²

COMFORT

Heating:	Individual
Kitchen:	USA Hyper-equiped
Glazing:	Double
Window frame:	Alu

EPC

EPC:	43 kWh/m²
EPC level:	A

ADDITIONAL INFORMATION

Urban planning destination:	Living area
Urban planning permits:	Yes
Summons and recovery claim:	Not applicable
Pre-emption right:	Not applicable
Subdivision permit:	No
Flood-sensitive area:	Not yet requested