

PRIEURE 19

DRÈVE DU PRIEURÉ 19 - B I I 60 BRUXELLES

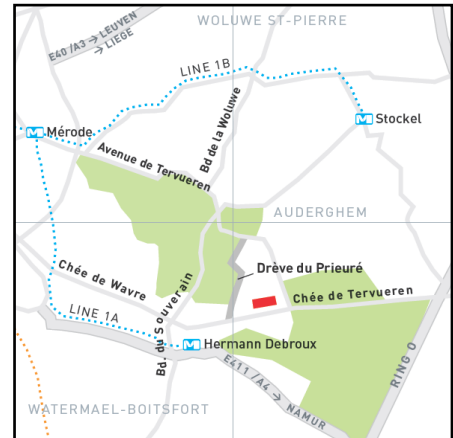
STATUS: IMPLEMENTATION / RENTALS

AT THE HEART OF MAGNIFICENT GROUNDS

Prieuré 19 lies at the heart of almost two hectares of the magnificent grounds it shares with the beautiful 'Les Semailles' chateau, behind the Domaine du Val Duchesse in Auderghem. It is a handsome pavilion-style building which was fully renovated in 2000 to create 878 m² of office space on two floors. With its stunning view out onto the lake and the grounds, complete with lawns, paths, footbridges, stone walls, and majestic trees, the first floor office space (439 m²) is available to rent. Also available is 90 m² of archive space in the basement and 17 parking spaces. The ground floor is not currently available to rent.

THE IDEAL LOCATION

The Prieuré 19 building is located in a green and peaceful area, between the Souverain boulevard, the E 411 Namur-Luxembourg motorway, and the avenue de Tervueren. It is close to main roads for ease of movement both inside and outside of Brussels. It is also near to Auderghem town hall and the Mellærts ponds, and a mere stone's throw away from shops, schools, and sports centres.



JCX IMMO SA/ NV
DRÈVE DU PRIEURÉ 25 B - I I 60 BRUXELLES

T + 32 (0) 2 660 6556
F + 32 (0) 2 673 0772

DEVELOPER
JCX MMO
ARCHITECT
ATELIER D'ART URBAIN
CONSTRUCTION
CIT BLATON



E CONTACT@JCX.BE
S WWW.JCX.BE

PRIEURÉ 19

DRÈVE DUPREURÉ 19,
B-1160 BRUXELLES

JICIX

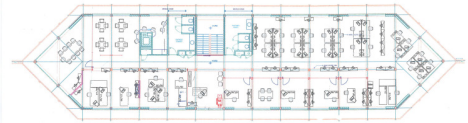
JCXIMMO SA/IN
DRÈVE DUPREURÉ 25 B - 1160 BRUXELLES

THE BENEFITS

- Pleasant modular office space in a magnificent setting
- Close to principal access roads
Interior: bd du Souverain, chée de Wavre, Av. and Chée de Tervueren, Bd de la Woluwe
Exterior: ring-road, airport, E 41 I and E 25 motorways
- Public transport:
Métro: Hermann Debroux Line 1A
Bus: Stib 96-34-41-42-72
Bus: Tec/De Lijn 341, 344, 345, 348, 349, 366, E
Tram: 39, 44
- Close to the Auderghem and Woluwe shopping centres

SITE DETAILS

- 1st floor: 439 m² of office space + terrace running round the building
- Ground floor: currently let
- Basement: shower room + WC and wash-basin; a data room and 3 archive cellars of 16.3 m², 40.9 m² and 37.2 m²
- Partially partitioned (glass panelling)
- Gas boilers
- Double glazing K I . I
- Wooden window-frames
- Videophone
- Carpet tile parquet on first floor.
Tiled floors in the kitchen and cafeteria.
- 23 floor sockets
- Suspended light fittings and cables
- Two washrooms
- Nearly 2 Ha of private gardens, 2 tennis courts
- 20 parking spaces, with 12 currently available (some covered)
- Visitor parking spaces



T + 32 (0) 2 660 6556
F + 32 (0) 2 673 0772

E CONTACT@JCX.BE
S WWW.JCX.BE