3 rooms in Musicians Quarter

€990,000

Musicians Quarter · 3 rooms · 106 m² in size



Key details

Surface area	**106 m²**
Rooms	**3**
Floor	**1st**
Lift	**Yes**

DPE (Energy) **C**

Lowest: A
Highest: G

A
B
C ✓
D
E
F
G

GES (Emissions) **B**

Lowest: A
Highest: G

A
B ✓
C
D
E
F
G

Description

In the heart of a splendid early-century bourgeois palace, this unique property, currently configured as a medical office, offers approximately 107 square meters of versatile space. The layout includes an inviting entrance hall, a welcoming reception area leading to a waiting room, and a primary treatment room transformed into a 22-square-meter office. A second office area is also available, featuring an open space that provides around 50 square meters of living area. The kitchen overlooks the quiet rear courtyard, and separate toilet facilities add convenience.

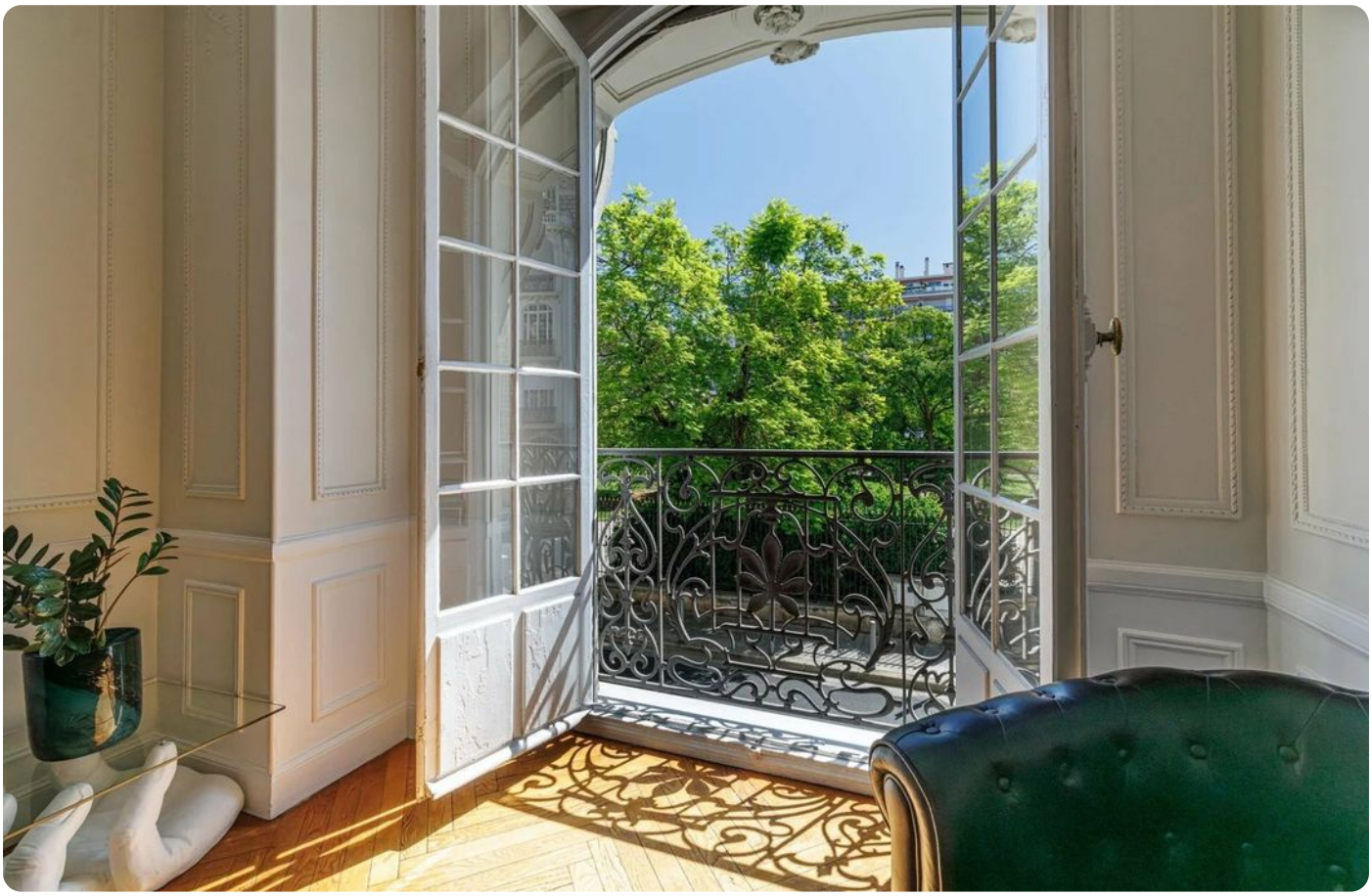
The property retains its historical charm with numerous decorative moldings on the walls and ceilings, and herringbone parquet flooring. Each room benefits from air conditioning and opens onto the picturesque Place Mozart, enhancing the allure of this character-filled space. Additional features include a basement cellar and a 10-square-meter maid's room on the top floor.

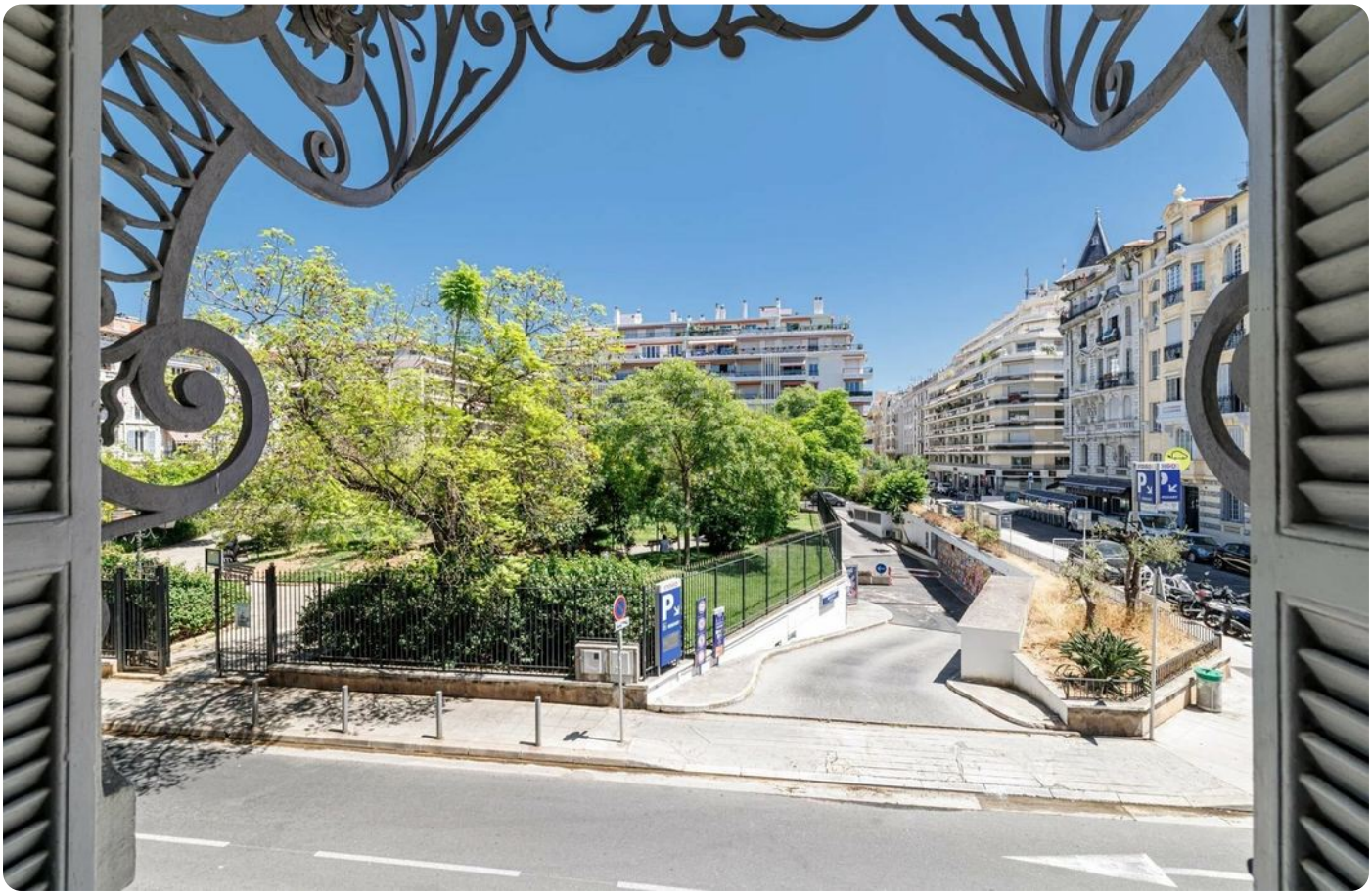
Annual charges amount to €1,560. The property is sold with agency fees covered by the seller. The Carrez law surface area is 106.4 square meters, and the energy efficiency rating is 186/5. There are no ongoing legal proceedings in the co-ownership.

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