



**Gevers Deynootweg 1284
2586 HP Den Haag**

€ 575.000 k.k.

VBO  **MAKELAAR**

Price	€ 575.000 k.k.
Zipcode	2586 HP
Location	In residential area
Type	Up and downstairs house
Garden	Yes, Backyard, West, 630×1500cm
Garage	Public parking, Paid parking, Parking permit
Living Surface	109m ²
Volume	360m ³
Rooms	5
Acceptance	In consultation
Build Type	Existing
City	Den Haag
Address	Gevers Deynootweg 1284

Unique project! Apartment on the ground and first floor with deep garden at the end of the Gevers Deynootweg almost directly at the boulevard and dunes!

The apartment is delivered according to the latest new construction requirements, and can be finished to your own taste. The house is smoothly plastered, delivered with underfloor heating and connections. This means that the kitchen, bathroom fixtures, floor finishing must be installed by the buyer!

Welcome to Scheveningen!

You can hardly get closer to the beach and the dunes! At the foot of the Zwarte Pad, with public transport options almost on your doorstep. In 2 minutes walk you enter the beach, and you only have to cross the street and you are in the dunes! The great thing about Scheveningen is that nature blends perfectly with amenities. In the Gentsestraat you will find supermarkets, (fresh) specialty shops and nice restaurants. Every Thursday you can stroll over the weekly fresh market on the Stevinstraat. For entertainment you have come to the right place! How about the large Pathé cinema, the Holland Casino or the AFAS Circustheater? All within walking distance! To get to the city centre of The Hague, you can take the tram or, for a more sporty approach, go by bike. Speaking of sporty: there are plenty of sports clubs. Do you prefer to play tennis or hockey? Or are you a fanatic at the gym? Everything is possible in the immediate vicinity. The main roads can be reached via the Zwolsestraat/Van Alkemadelaan. In short; an incredibly cool location with the advantages of The Hague at your feet!

What makes this property special?

In this building, consisting of six residential floors, we are proud to sell the ground floor and first floor. The floors above have a short-stay destination.

This is a double-layered ground floor apartment, with a garden of no less than 15 meters deep.

Unique way to add your own taste and make your dream come true. The house is built according to the latest building standards, fully insulated and therefore incredibly sustainable, pleasant layout with no less than 4 (bed)rooms, of which one room on the ground floor is extremely suitable as a workplace, studio or home practice. Separate toilet on the ground floor. Spacious living and dining room with French doors to the spacious garden. On the upper floor two spacious bedrooms and a third room ideal as a walk-in closet or extra room. Spacious bathroom with good dimensions. All connections have been installed, underfloor heating present. In short; this is your chance to make your dream apartment completely your own!

Good to know:

- Delivered with all connections;
- Realize your dream house: kitchen, sanitary facilities, finishing floor you can do yourself;
- Underfloor heating present;

- Energy label A; HR++ glass, insulation values according to new construction requirements;
- Cool large doors to the garden;
- Project notary applicable;
- According to the architect drawings the GO is 109 m2. There is no NEN measurement available;
- Onesta Sales Conditions apply.



