

Relocation Brief — Brussels, Belgium

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1-page brief • shortlist • next steps

Client profile

Buy • 770000–1080000 EUR purchase

Family of three looking to buy a house in Brussels, budget of 770,000–1,080,000 EUR. Priorities include cafes, parks, and access to the EU quarter.

Must-have

- Minimum 2 bedrooms and a garden
- Proximity to international schools
- Quiet residential neighborhoods
- Easy access to public transport

Nice-to-have

- Modern kitchen and facilities
- Community with expat families
- Access to farmers markets
- Safety features in the neighborhood

Red flags

- High noise levels in certain areas
- Limited parking availability in the vicinity
- Potential for budget increases in housing market
- Proximity to busy roads could reduce comfort

Trade-offs

- Quiet neighborhoods may limit access to city center
- Proximity to parks may reduce housing options
- New developments might lack residential charm

Top-3 areas (shortlist)

1) Ixelles

Why: Vibrant cafes along Place Flagey foster a bustling community atmosphere. Parks like Parc Tenbosch offer green spaces for relaxation and children's activities.

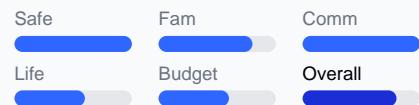
Watch-out: Noise from nightlife can disrupt evening peace in certain pockets.



2) Etterbeek

Why: Access to EU quarter enhances convenience for expatriates living and working. Parc du Prince provides ample space for family activities and relaxation.

Watch-out: Fast traffic in some streets poses a safety concern for young children.



3) Saint-Gilles

Why: Cultural diversity enhances the community experience with numerous dining options. Close proximity to parks allows for family outings and outdoor activities.

Watch-out: Certain historic buildings may require extensive maintenance.



Next steps

- Schedule viewings for shortlisted properties.
- Discuss financing options with a mortgage advisor.
- Research local schools and amenities.

Resources

Websites: [Immoweb](#) • [Logic-Immo](#) • [Zimmo](#) • [Realo](#)

Agencies: [B Property](#) • [JLL Belgium](#) • [Vastgoed](#)

Essentials to ask your Real Estate agent

- What is the total cost of the property?
- Are there any additional costs or fees?
- What is the condition and age of the property?
- Are there any ongoing or planned works in the building?
- What is the timeline for the purchase process?