

Relocation Brief — Brussels, Belgium

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1-page brief • shortlist • next steps

Client profile

Buy • 490000–895000 EUR purchase

A couple looking to buy an apartment in Brussels, with a budget of 490000–895000 EUR. Priorities include cafes, expat community, and value for money.

Must-have

- Minimum 1 bedroom apartment
- Access to public transportation
- Proximity to expat community
- Nearby cafes and brunch spots

Nice-to-have

- Balcony or outdoor space
- Modern kitchen facilities
- Parking availability
- Proximity to parks

Red flags

- High property taxes in certain areas
- Limited inventory in popular neighborhoods
- Potential noise from busy streets
- Unfavorable building regulations

Trade-offs

- Modern amenities vs. historical character
- Central location vs. budget constraints
- Large living space vs. proximity to cafes

Top-3 areas (shortlist)

1) Ixelles

Why: Great cafe culture around Flagey Square attracts diverse international residents. Vibrant community events and expat activities foster social connections.

Watch-out: Rental prices can spike due to popularity and demand.



2) Saint-Gilles

Why: Charming streets with brunch spots encourage a vibrant expat lifestyle. Cultural diversity offers numerous international community events weekly.

Watch-out: Noise levels may increase during festivals and events.



3) Uccle

Why: Peaceful parks like Parc de Woluwe provide an escape from urban life. Family-friendly environment supports child-friendly amenities and schools.

Watch-out: Commutes can be longer due to distance from city center.



Next steps

- Schedule property viewings in preferred districts.
- Research financing options and mortgage availability.
- Connect with relocation agencies for additional support.

Resources

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

Agencies: [Dragone](#) • [Brussels Sotheby's](#) • [C21](#)

Essentials to ask your Real Estate agent

- What is the total cost including taxes and fees?
- Are there any ongoing building charges or planned works?
- What is the condition of the apartment and any appliances?
- What is the timeline for completion and negotiations?
- Is there any legal compliance required for purchase?