

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. Budget is EUR 490,000 to 895,000. Priorities include cafes, parks, and EU quarter proximity.

Must-have

- 1+ room apartment
- Access to parks and green areas
- Proximity to cafes and brunch spots
- Easy commute to the EU quarter

Nice-to-have

- Modern amenities
- Balcony or outdoor space
- Public transport access
- Low maintenance fees

Red flags

- High noise levels in certain districts
- Potentially expensive renovation costs
- Limited parking availability
- Long commutes in some areas

Trade-offs

- Budget constraints versus desired amenities
- Proximity to lively cafes versus tranquility
- Modern space requirements versus historic charm

Top-3 areas (shortlist)

1) Ixelles (Châtelain, Flagey, Cimetiere d'Ixelles)

Why: Flagey Square is famous for its trendy cafes and vibrant culture. Easy access to multiple parks enhances outdoor and recreational experiences.

Watch-out: High property prices may stretch your budget significantly.



2) Etterbeek (Jourdan, La Chasse, Cinquantaenaire edge)

Why: Proximity to EU institutions ensures excellent access for work-related needs. Parc du Cinquantaenaire offers extensive green spaces for relaxing strolls.

Watch-out: Traffic congestion during peak hours may cause longer commute times.



3) —

Why: Fits your stated priorities. Reasonable trade-off vs commute/budget.

Watch-out: —

