



**Laan van Meerdervoort 119**  
**2517 AV Den Haag**

**€ 2.450 p.m. ex.**

<b>Price</b>	€ 2.450 p.m. ex.
<b>Status</b>	Available
<b>Acceptance</b>	Directly
<b>Apartment type</b>	Ground floor apartment, apartment
<b>Build type</b>	Existing
<b>Year of construction</b>	1890
<b>Maintenance inside</b>	Excellent
<b>Maintenance outside</b>	Excellent
<b>Location</b>	In residential area
<b>Particulars</b>	Protected town view
<b>Living surface</b>	82m <sup>2</sup>
<b>Volume</b>	218m <sup>3</sup>
<b>Rooms</b>	3
<b>Bedrooms</b>	2
<b>Bathrooms</b>	1
<b>Floors</b>	1
<b>Facilities</b>	Mechanical ventilation, natural ventilation
<b>Energy label</b>	A
<b>Isolation</b>	Insulated glazing
<b>Hot water</b>	Central heating
<b>Heating</b>	Central heating
<b>Furnace</b>	Hr (combined furnace, owned)
<b>Garden</b>	Backyard
<b>Backyard</b>	Northwest, 300m <sup>2</sup> , 1000×3000cm

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Laan van Meerdervoort 119, The Hague – Duinoord

The Duinoord district is rightfully regarded as one of the most beautiful and beloved areas of The Hague. This neighborhood is known for its stunning architecture and its unique blend of a peaceful, green environment with a highly central location. Here, you'll live within walking distance of excellent schools, renowned museums, and charming shopping streets such as the Reinkenstraat and the Frederik Hendriklaan. Additionally, the vibrant city center, as well as the beach and harbor of Scheveningen, can be reached within a 10-minute bike ride. This prime location offers the perfect balance between urban sophistication and serene tranquility.

Completely luxuriously renovated 3-room ground floor apartment with a stunningly spacious garden of approximately 300m<sup>2</sup> – a truly unique offering! Situated behind a monumental façade, the property features a generous living area with a modern open-plan kitchen equipped with high-end appliances, a stylish bathroom finished with sustainable materials, and two well-proportioned bedrooms. The expansive garden is northwest-facing. The apartment has been fully renovated using high-quality materials, carefully selected color schemes, and full insulation, resulting in an energy label A!

The entire apartment has been fully renovated using high-quality materials and carefully selected colors. Double glazing throughout ensures a quiet and comfortable living environment. The location is excellent, within close proximity to the shops of Reinkenstraat and Frederik Hendriklaan, the beach of Scheveningen, and the city center of The Hague.

**Layout:**

Shared entrance, private entrance to the apartment, hallway with a built-in closet for the central heating system and washing machine/dryer connections. Separate toilet with elegant tiling and a washbasin. Luxurious bathroom equipped with a walk-in shower and a washbasin with built-in cabinet. From the hallway, access to the stunning living area with excellent natural light and a modern open kitchen fitted with built-in appliances such as a fridge-freezer combination, designer extractor hood, microwave, oven, and dishwasher.

At the rear of the apartment are the bedrooms: a spacious master bedroom with double doors opening to the very large, green garden, and a second well-sized bedroom.

**Additional information:**

Fantastic location;

- Highly energy-efficient, with energy label A.
- Recently fully renovated;
- Built in 1890;
- Unique spacious garden;
- Double glazing throughout;
- Equipped with a new luxury kitchen and bathroom;
- Mechanical ventilation;
- 2 bedrooms;
- Available from May 1, 2025;

This fantastic apartment is definitely worth a viewing. Feel free to contact us for a no-obligation viewing.















