



**Kanonstraat 18**  
**2514 AR Den Haag**

**€ 250.000 k.k.**

<b>Price</b>	€ 250.000 k.k.
<b>Decoration</b>	Partly furnished
<b>Homeowners association costs</b>	€ 113
<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>	1997
<b>Maintenance inside</b>	Excellent
<b>Maintenance outside</b>	Excellent
<b>Particulars</b>	Protected town view
<b>Living surface</b>	33m <sup>2</sup>
<b>Plot surface</b>	660m <sup>2</sup>
<b>Volume</b>	109m <sup>3</sup>
<b>Rooms</b>	2
<b>Bedrooms</b>	1
<b>Bathrooms</b>	1
<b>Floors</b>	1
<b>Energy label</b>	A
<b>Isolation</b>	Fully isolated

does not accept any liability regarding the veracity of the presented information, nor can any rights be derived from it.

Kanonstraat 18, The Hague (City Centre)

Stunning ground-floor apartment with a charming view over the characterful Kanonstraat, complete with energy label A!

This characterful building on the stately Kanonstraat—once home to a national investigative service—has been transformed into a refined residential complex: a stylish residence featuring 54 exclusive homes, finished to perfection in every detail.

The location offers a unique combination of vibrant city life and the tranquillity of a green environment. Just steps from the serene Haagse Bos, the area exudes a park-like charm—an oasis of calm bordering the lively heart of The Hague. The complex also boasts a sheltered communal courtyard, perfect for relaxing outdoors.

Layout:

Shared entrance with intercom panel and mailboxes. Entry into the apartment reveals a luxurious, recently renovated kitchen, fully equipped with built-in appliances: a four-burner cooktop, extractor hood, built-in oven, fridge/freezer combination, and dishwasher. From the kitchen, you step into the living area: a bright, open space with large windows offering a charming view of Kanonstraat. A cozy sleeping nook provides ample room for a generous double bed. The modern new bathroom features a shower, sink, and toilet. Residents also have access to the communal garden.

Apartment highlights:

- Energy label A;
- Part of a stylish residential complex in a historic building on the stately Kanonstraat;
- Peaceful location near Haagse Bos with a park-like atmosphere;
- A short walk to the vibrant city centre;
- Sheltered communal courtyard;
- Accessible via lift or stairs;
- Luxurious, recently updated kitchen with built-in appliances;
- Optionally available furnished;
- Sale subject to obtaining the subdivision permit; the application is currently in its final stage;
- Homeowners' Association (HOA) in formation; the monthly contribution will be determined based on the multi-year maintenance plan (MJOP);
- Project notary applies.

Well-maintained and move-in ready.

This move-in ready apartment is truly worth a visit. You are most welcome for a non-binding viewing!













