



Korff de Gidts
Makelaardij



Boschestraat 8, The Hague

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General

Elegant family living between Belgisch Park and Scheveningen Beach

Occupying a prime position on the border of the prestigious Belgisch Park and Scheveningen Beach districts, this beautifully renovated townhouse combines timeless architectural character with contemporary comfort and exceptional versatility. Offering over 254 m² of living space across four levels, three sunny terraces, front and rear gardens, and three bathrooms, this spacious home adapts to every stage of family life.

Originally built in 1912 and thoughtfully modernised in 2012 and 2018, the property retains many of its original period features while offering the comfort and practicality expected of a modern family residence.

This exceptional home offers the perfect balance between coastal living and city convenience.

Location

Situated on a quiet residential street just moments from the vibrant Gentsstraat shopping area, Scheveningen's beach and boulevard, the Kurhaus, Pathé cinema and an excellent selection of cafés, restaurants and boutiques, this elegant home is perfectly positioned to enjoy the Meijndel Dunes, Westerbrook Park, and Scheveningse Bosjes.

There are a wide range of highly regarded Dutch & International schools nearby, the city centre of The Hague is easily reached by bicycle, bus & tram, and major motorways and public transport connections are all within easy reach.

Layout

The front garden provides an attractive entrance to the property and offers practical roofed space for bicycle storage.

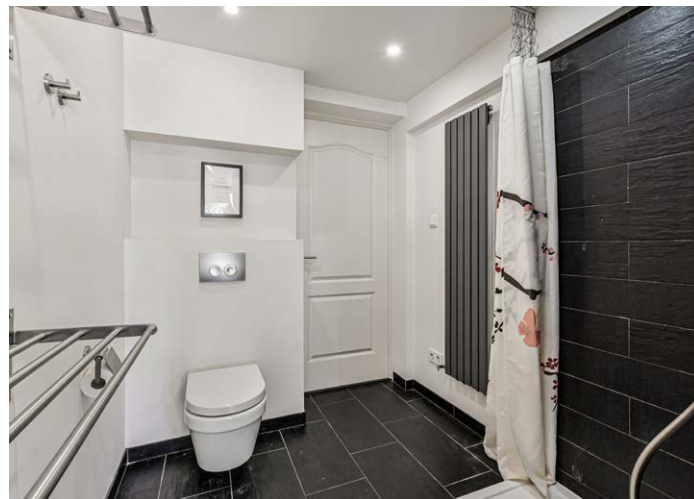
Ground floor

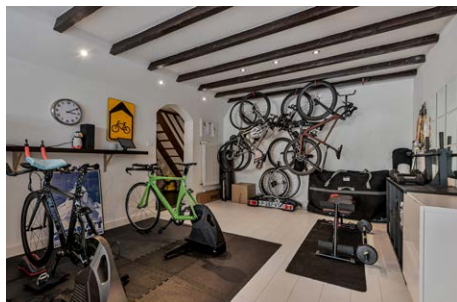
Upon entering, the large welcoming tiled hallway leads to a modern guest toilet with washbasin.

To the left the elegant living and dining room forms the heart of the home. Beautiful original ornamental ceilings, an inviting fireplace and oak block parquet flooring create a warm and refined atmosphere, while the generous proportions make the space equally suited to relaxed family living and entertaining.

To the rear, the partly open kitchen is fitted with a range of built-in appliances, including a fridge/freezer with water dispenser, dishwasher, five-burner gas hob and oven.

From here, the door opens onto a breakfast terrace with stairs leading directly to the sunny garden below, creating a seamless connection between indoor and outdoor living. A staircase from the hallway provides access to the lower-ground floor.





Lower-Ground floor

An exceptional feature of the property is its spacious and remarkably versatile lower-ground floor. Two generous rooms offer endless possibilities, whether as a home office, guest accommodation, gym, playroom, media room or private suite for an au pair or visiting family members. With natural daylight creating a bright and comfortable living environment, this floor also includes a modern bathroom with walk-in shower, washbasin vanity unit, wall-mounted toilet and laundry area, together with direct access to the rear garden.

First floor

The landing provides access to the luxurious family bathroom, complete with bathtub and shower, double washbasin vanity unit, wall-mounted toilet and underfloor heating.

A separate toilet is also located on this floor.

At the rear is a spacious bedroom with access to a balcony overlooking the garden. At the front are two further bedrooms, including a generous principal bedroom with ample storage and a third bedroom that is ideal as a child's room, nursery, or home office.

Second floor

A short staircase leads to the impressive top floor suite.

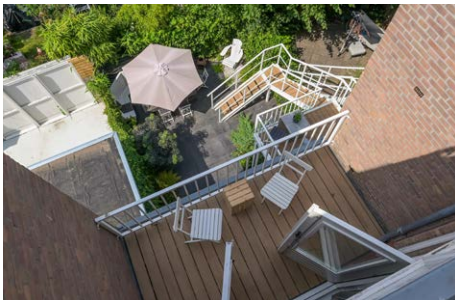
Exposed roof beams add warmth and character to this generous bedroom, while the adjacent dressing room provides ample storage.

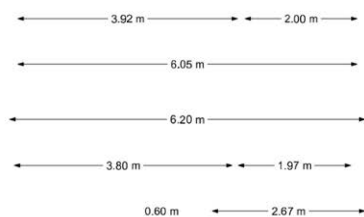
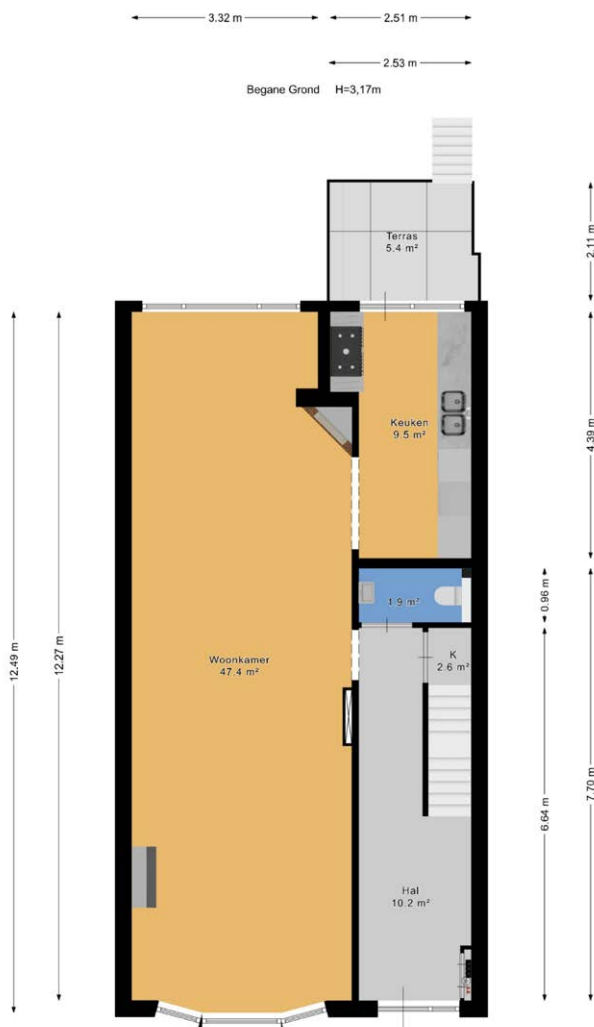
The modern en-suite bathroom features a shower, toilet, and vanity unit. A skylight provides an abundance of natural daylight, creating a bright and inviting atmosphere.

From the walk-in dressing room, French doors open onto the spacious rooftop terrace, where you can enjoy the sun for most of the day.

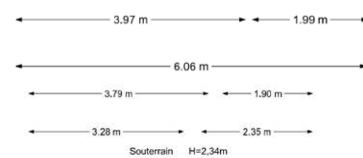
Additional storage is neatly concealed behind the knee walls of the bedroom.





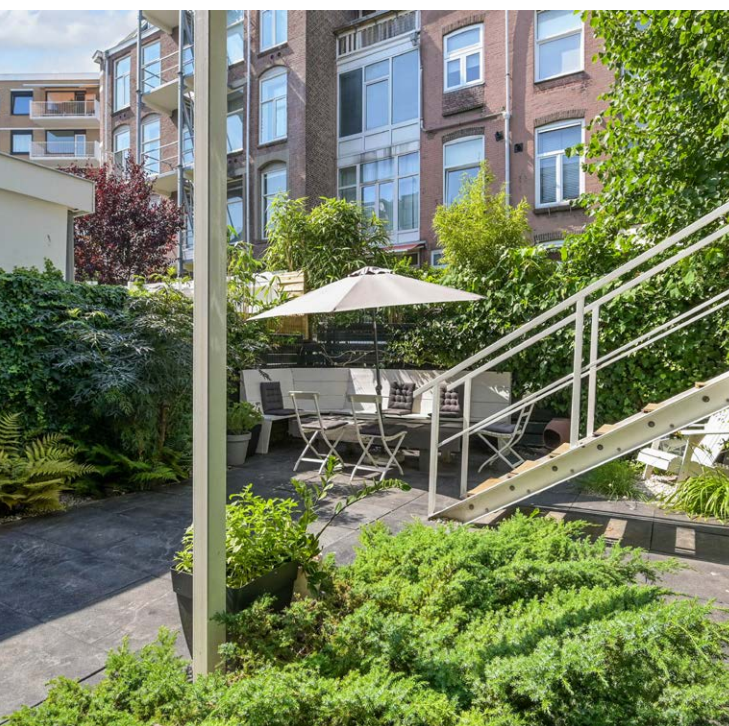
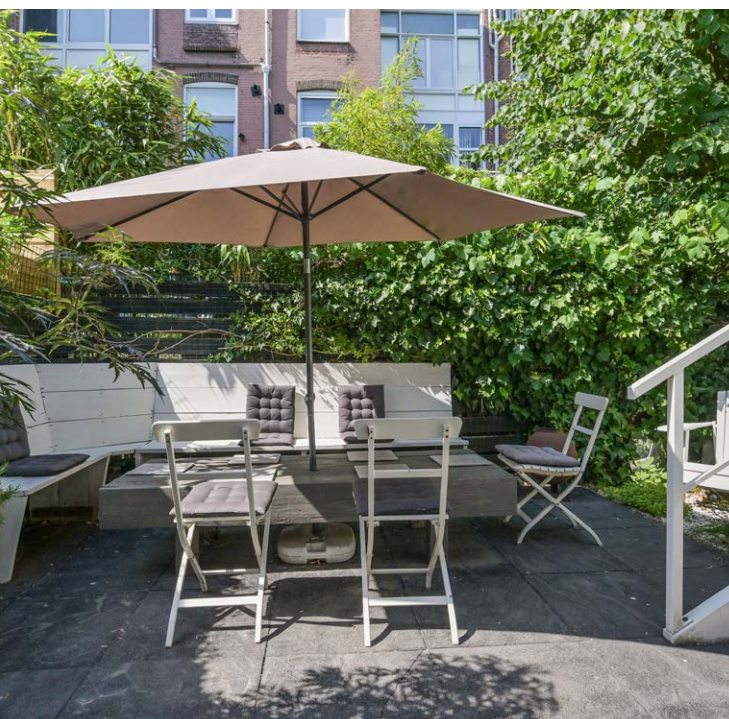


2e Verdieping Nok= 3,45m



Souterrain H=2,34m





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Key features of Bosschestraat 8

- Living area approximately 254.2 m² (measured in accordance with the industry-wide measuring instruction based on the NEN 2580 standard);
- Energy label C;
- Built in 1912;
- Extensively renovated in 2012 and 2018;
- Central heating boiler with hot water supply (Vaillant, 2024);
- Wooden window frames fitted with double glazing;
- Electrical installation with 11 groups and residual current device (RCD);
- Three bathrooms;
- Three sunny terraces;
- Sunny front and rear gardens;
- Highly versatile lower-ground floor, ideal as a home office, guest accommodation, gym or au pair suite;
- Ground rent of €1,315.88 per year, plus €17 administration costs;
- Seller's terms and conditions apply;
- The purchase agreement will be drawn up in accordance with the standard NVM purchase contract;
- Due to the age of the property, an age clause and materials clause will be included in the purchase agreement.

Interested?

Would you like to experience this exceptional family home for yourself? We would be delighted to arrange a viewing.

We recommend engaging your own NVM purchasing agent. An NVM purchasing agent represents your interests throughout the purchasing process and can provide valuable advice during negotiations.

The contact details of NVM purchasing agents in the Haaglanden region can be found on Funda.

Cadastral details

Municipality of The Hague, section V, number 3353

Transfer date: To be agreed.

Social Media



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