

LA SENTINELLE

BELGIAN CURATED LIVING

BROCHURE



Welkom
at La Sentinelle

RUE DE VILLERS 8 — 1000 BRUXELLES

Boutique living in the historic heart of Brussels: three residences made with the patience of a restoration and the comfort of today. A brick façade laid in three different bonds, a copper roof, Belgian bluestone, light oak and travertine. Light-filled, energy-efficient homes, each with its own garden, balcony or roof terrace.

INFO & SALES

info@de-coninckgreen.be
lasentinelle.brussels



OVERVIEW

01 – A UNIQUE LOCATION & SETTING

02 – FACILITIES & HIGHLIGHTS

03 – THE RESIDENCES

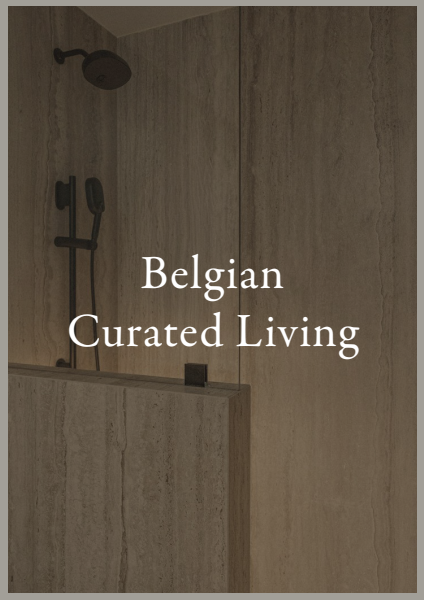
04 – IN DETAIL: VISUAL IMPRESSION

A unique location & Setting

DESIGNED AROUND YOU



Set in the Cathedral / Mont des Arts quarter, halfway between De Brouckère and the Sablon, La Sentinelle is one of just ten boutique new-build projects in and around Brussels' historic centre. A truly rare address.



Designed by Anouk Aerts for developer Vela Real Estate, La Sentinelle feels calm, warm and thoughtfully made. Travertine, light oak, linen and natural stone bring soft, tactile warmth, while generous private outdoor spaces carry the same attention to detail outdoors.



Three exclusive apartments, each with its own private outdoor space: a ground-floor apartment with a garden, a first-floor apartment with a terrace, and a duplex penthouse on the second and third floors with a rear terrace and a private roof terrace.



Every material was chosen to last and to age beautifully, from the brick façade and copper roof to travertine, light oak and lime paint inside.

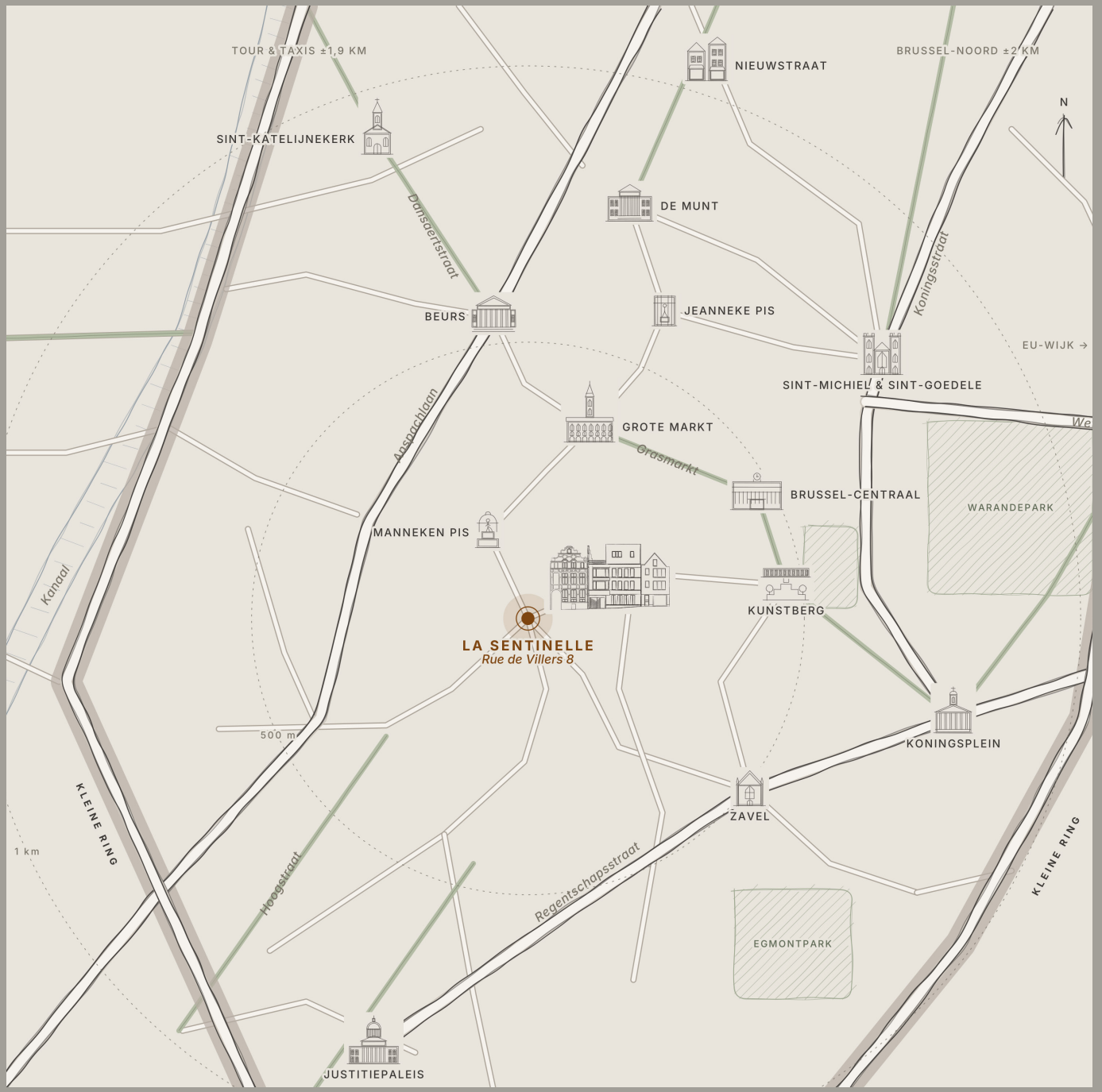
EVERYDAY LIFE, JUST AROUND THE CORNER

La Sentinelle enjoys a unique location in the heart of Brussels, close to the Cathedral of St. Michael and St. Gudula and Mont des Arts. Everything is within easy reach, with the city's shops, cultural hotspots and public transport just a short walk away.

Here, you can enjoy vibrant city living surrounded by the authentic charm and character of Brussels.

	Grote Markt	De Beurs	Nieuwstraat	Brussel -Centraal
	6 min	10 min	16 min	6 min
	2 min	3 min	5 min	2 min
	–	–	13 min	–

"–" = walking is faster than public transport





Jacques Brel, Baarn, 26 October 1971
— Rob Mieremet / Anefo, Nationaal Archief, CC BY-SA 3.0 NL



Manneken Pis, Brussels, c. 1890–1900 — Library of Congress — Public Domain.

BETWEEN TWO ICONS

La Sentinelle occupies a truly unique address in the heart of Brussels, right between two of the city's most beloved icons, Jeanneke Pis and Manneken Pis. Located within the historic Pentagon, it forms part of a select collection of ten boutique new-build residences set in and around the city centre.

Nestled in the Cathedral / Mont des Arts quarter, La Sentinelle enjoys a privileged position halfway between De Brouckère and the Sablon, where heritage, character and the vibrant spirit of Brussels come together.



2

Facilities & highlights

– Belgian *Curated Living*

EXCLUSIVE COMFORT



A BOUTIQUE NEW-BUILD OF JUST THREE RESIDENCES

Designed by architect Anouk Aerts and scheduled for completion in spring 2027. The architecture is defined by a refined palette of durable, natural materials: a yellow-beige brick façade laid in three different bonds, a copper roof, black aluminium joinery, and Belgian bluestone sills and plinth. Every exterior material has been chosen not only for its quality and durability, but also for the character and patina it will develop over time.

CURATED LIVING

ARCHITECTURAL EXPERIENCE

La Sentinelle is conceived as a quiet, warm and deliberate architectural experience rather than a conventional new-build. Three thoughtfully designed residences combine timeless materials, natural textures and soft, neutral tones with generous private outdoor spaces. Travertine, light oak, linen, natural stone and brushed metal create a sense of warm minimalism, light and serenity, complemented by sculptural interiors and carefully considered details throughout.





SUSTAINABLE LIVING

MATERIALS & CRAFTSMANSHIP

Every material at La Sentinelle was chosen to last, and to age beautifully. The façade is clad in yellow-beige brick, laid in three refined bonds, beneath a copper roof that will develop its own natural patina over time. Black aluminium joinery and Belgian bluestone sills and plinth complete the exterior, each chosen not for a passing trend but for durability and character that only deepen with the years.

Inside, the palette continues this quiet, considered approach: travertine, light oak, linen, brushed metal, natural stone, lime paint, and soft earthy tones — a material language built around rest, timelessness, warm minimalism and natural texture. It's a palette that ages well, favouring soft luxury and natural light over anything fleeting.

Buyers work directly with the house architect to adjust joinery and finishes within a generous envelope (kitchen budget €20,000, bathroom budget €6,000) — ensuring every home remains true to this same spirit of Belgian curated living, down to the smallest detail.



DISTINCTIVE OUTDOOR SPACES

PRIVATE OUTDOOR LIVING

Every residence has its own private outdoor space. The ground-floor apartment opens onto a private garden of approx. 45 m². The first-floor apartment has a terrace of approx. 5.6 m², while the penthouse combines a rear terrace of approx. 5.6 m² with a private roof terrace of approx. 17 m².



ADVANTAGES

ENERGY-EFFICIENT BY DESIGN

La Sentinelle combines modern comfort with thoughtful, energy-efficient solutions. A refined living environment designed for lasting comfort and lower energy consumption.

A LOCATION WITH LASTING VALUE: RENTING

Set in a sought-after location, La Sentinelle offers strong appeal for both residents and potential tenants. An attractive choice for those looking to combine quality of living with long-term rental potential.

FUTURE VALUE: RESALE

Thanks to its sought-after location, La Sentinelle offers strong appeal for both living and investment. Whether you choose to rent it out or sell in the future, its location supports lasting value and long-term potential.

- 78–136 m²
- 1–3 Bedrooms
- 1–2 Bathrooms
- Spacious terraces & courtyard Garden
- Bicycle Storage
- Private Storage
- Small VME
- EPC A+
- Heat pump & underfloor heating
- Energy efficient
- Lasting value: renting
- Future value: resale



The residences

DISCOVER THE RESIDENCES

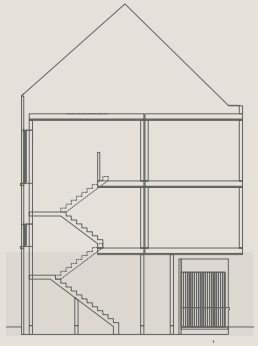
3

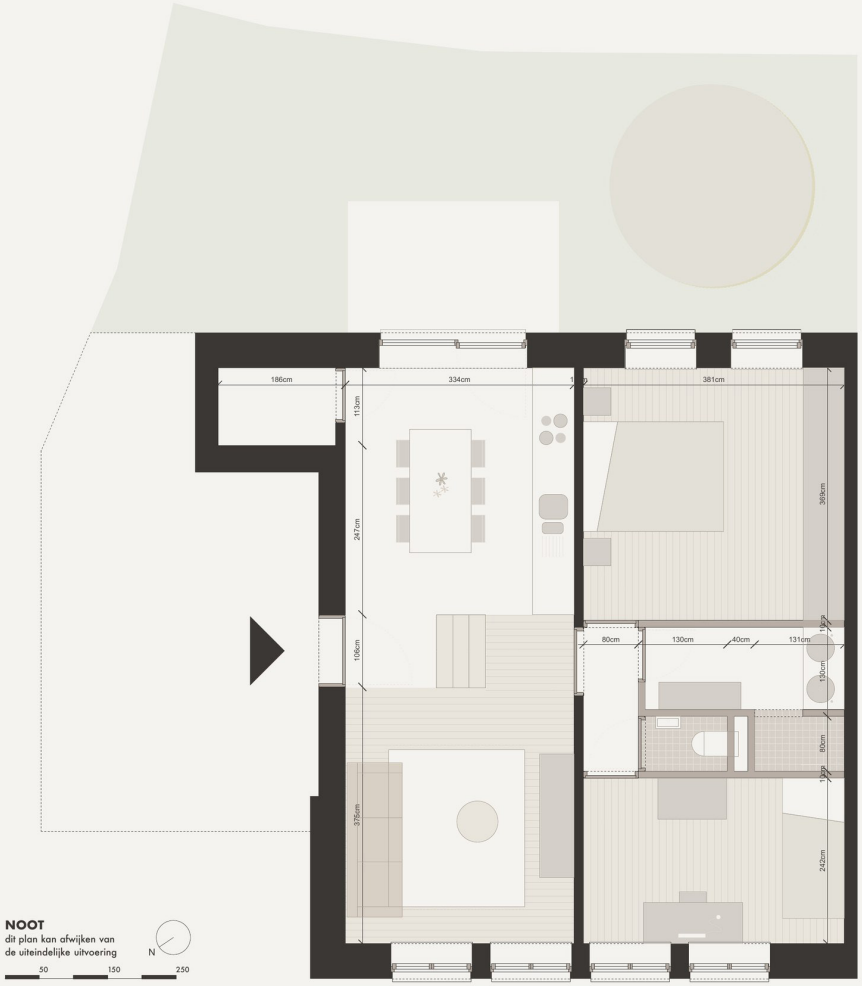


GROUND FLOOR: GARDEN APARTMENT

Two bedrooms and one bathroom. The living area and kitchen open onto a private garden of approx. 45 m².

- 78 m² surface
- 2 bedrooms
- 1 bathroom
- 45 m² garden
- EPC A+

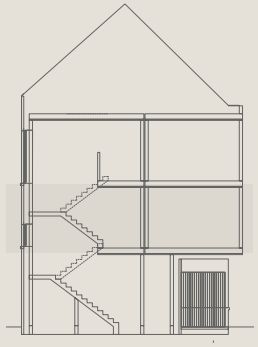


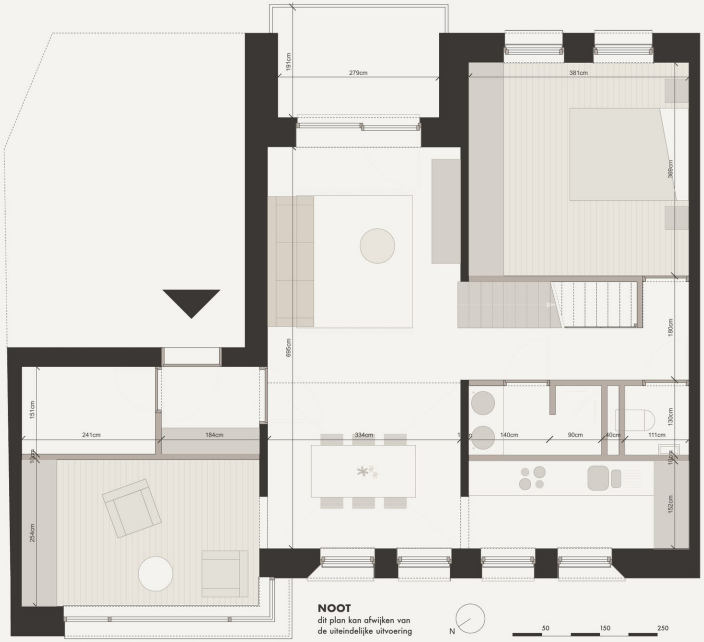


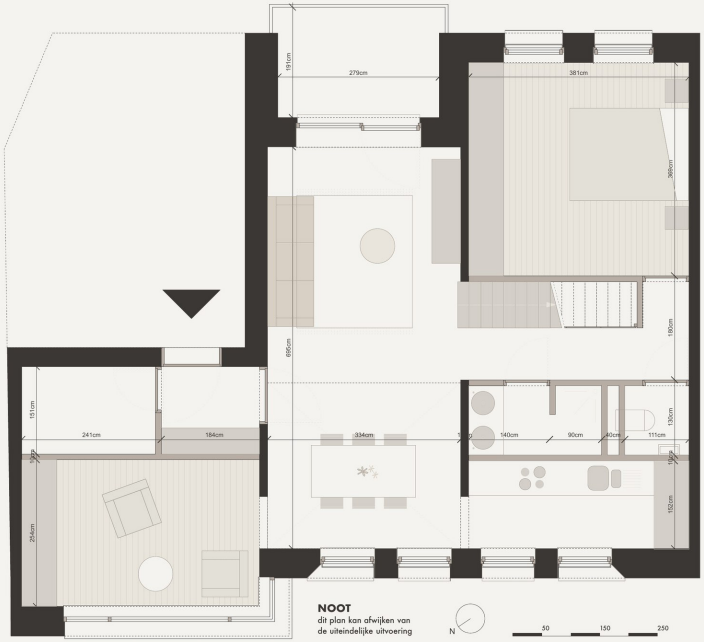
FIRST FLOOR:
APARTMENT WITH TERRACE

Two bedrooms and one bathroom,
with a private terrace of approx. 5.6 m².

- 90 m² surface
- 2 bedrooms
- 1 bathroom
- 5.6 m² terrace
- EPC A+



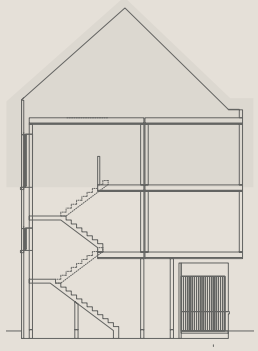




2ND & 3RD FLOOR: DUPLEX PENTHOUSE

Three bedrooms and two bathrooms over two levels, with a rear terrace of approx. 5.6 m² and a private roof terrace of approx. 17 m².

- 136 m² surface (90 + 46 m²)
- 3 bedrooms
- 2 bathroom
- 5.6 + 17 m² terraces
- EPC A+



In detail

A VISUAL IMPRESSION

4






nexes de la
Librairie







LA SENTINELLE

info@de-coninckgreen.be
lasentinelle.brussels