

# HOUSE

## BETTANGE-SUR-MESS

REF. 6955

735 000 €

4 bedrooms

138.3m<sup>2</sup> Surface (m<sup>2</sup>)



House sold as is: This house is delivered shell closed. All finishing work is to be expected.

In an ideal living environment, just 13 km from the center of Luxembourg, Unicorn estate agency offers for sale a charming 138.3m<sup>2</sup> single-family home in a new housing estate.

As you enter your home, you'll be greeted by a good-sized entrance hall leading to the guest bathroom and living area.

Ideally laid out, the living space on the first floor comprises a kitchen area opening onto a dining room and a living room, all illuminated by the bay windows providing access to the 12m<sup>2</sup> terrace. A bright office is also located on this level.

Designed with family life in mind, this charming house in Bettange-sur-Mess features a sleeping area on the upper floor. Accessed by stairs, it offers four bedrooms, two of which are generously proportioned with a dressing area. A shower room, a bathroom with WC and a separate WC complete the layout.

A carport at the front of the house is ideal for parking your car.

NZEB-labeled, this home promises quality energy services. Double-flow ventilation, triple glazing, condensing boiler, thermal solar panels - nothing has been left to chance.

Computer-generated images non-contractual.

For further information, please contact our agency on +352 26 54 17 17.

The price shown includes a 3% VAT rate (subject to administrative approval).

<https://www.unicorn.lu/en/detail-6955-vente-maison-bettange-sur-mess>



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