



## DESCRIPTION OF THE PROPERTY

HD33 Real Estate, in collaboration with Capelli s.a., offers you this magnificent 3-sided house for VEFA sale, located in Bettange-sur-Mess (Dippach). The house has been delivered and is immediately available. Interior finishing (partitions, tiling and sanitaryware) still to be carried out (included in the sale price) according to the purchasers' wishes. Deadline 6 months after notarized deed. The Lot 7 house is located in a housing estate and has a living area of 138.30 m<sup>2</sup>, 4 bedrooms and a garden of approx. 115m<sup>2</sup>, facing south-west. The property is distributed as follows: On the first floor, an entrance hall, a separate toilet, the kitchen opening onto the living room, totaling approx. 48m<sup>2</sup>, with access to the terrace and garden (grassing and shrubbery included in the sale price). On the 1st floor, there are 4 bedrooms, a shower room, a bathroom and a laundry room. The 2nd floor contains the attic space, which cannot be converted. The property is sold with a carport parking space, and an...

## SPECIFICATIONS

Number of pieces : -  
Nb. of bedroom(s) : 4  
Area : 138.3m<sup>2</sup>  
Number of bathrooms : 1  
Equipped kitchen : Non

✓ **Huyghe - Dubois Sàrl**

📍 **53, Boulevard Royal - 2nd Floor 2449**

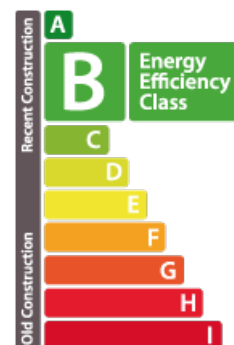
📞 **284 825 086**

✉ **contact@hd33.lu**

🌐 **<https://www.hd33.lu/en/detail-314>**

## ENERGY PASS

### Energy performance



### Thermal insulation

**B**

### CO2 emissions

**B**