

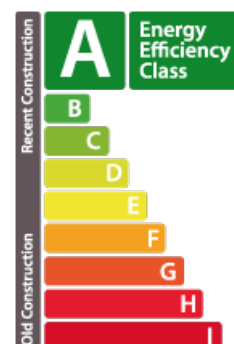


DESCRIPTION OF THE PROPERTY

CONTACT US: +352 661705033 +352 661333370 contact@hd33.lu SUMMER CONDITIONS: EXTENSION OF REGISTRATION FEE MEASURES!!! 3.5% DISCOUNT ON HOUSING UNTIL 08/31/2025 !!! SUPERB STUDIO (A23) of 40.75 m² 2nd floor, located in Mamer - Near European School and quick access to Luxembourg City. Under construction, high-standard materials, DELIVERY in the next few months (February 2026), it offers a bright living room, a modern bathroom, a laundry room, an indoor parking space and a cellar. Conveniences nearby (shops, restaurants and public transport). Price incl. VAT (3% & 17%) subject to acceptance for reduced VAT. Take advantage of government measures!

ENERGY PASS

Energy performance



CO2 emissions



SPECIFICATIONS

Number of pieces : -
Nb. of bedroom(s) : 1
Area : 41m²
Number of bathrooms : -
Equipped kitchen : Non

✓ **Huyghe - Dubois Sàrl**

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

📞 **284 825 086**

✉ **contact@hd33.lu**

🌐 **<https://www.hd33.lu/en/detail-768>**