

A VENDRE

DIEKIRCH

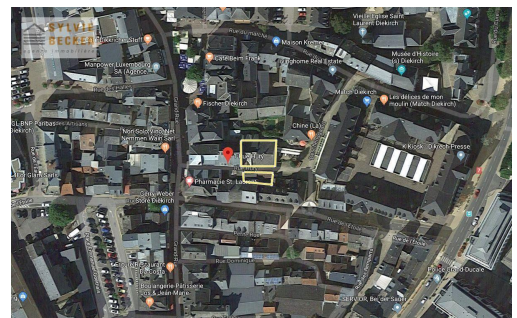


437 339 €

Référence : 1308
Surface : 65.00 m2
Chambre(s) : 1
Disponibilité : autre

Indice énergétique : **A**

Indice GES : **B**



Appartement

Residential project with 7 luxury apartments in the heart of Diekirch, at the corner of Rue Hury and Place Dechengsgaard.
7 apartments for sale:

- 5 x 1 bed apartments (41m2 - 59m2)
- 2 x 2 bed apartments (82m2 - 104m2)

Prices between € 345,000 and € 756,000 (including 3% VAT). The agency fee is included in the selling price.

Main data:

- High standards specifications
- Large lift
- Floor heating
- Triple glazing
- Electric exterior shutters
- 2-way mechanical ventilation
- Large ground floor entrance facilitating access for people with reduced mobility
- Basement including private cellars and technical premises
- Rooms for bicycles and bins on the ground floor, easy to access
- Energy Certificate A-B-B

The apartments are provided without parking spaces. Parking spaces will be provided to residents by the municipality at Parking L'Esplanade (182m) for 120€ monthly.

The apartments will be delivered in the first half of 2021.

Apartment 04 – 2nd floor

Weighted Surface : 65.40m2 (apartment 59.18m2 + loggia)

Surface balcony: 6.22m2

Surface storage room: 4.31m2

Disposition :

- Entrance
- Living room 25m2
- bed room (12m2)
- Shower room
- Separate guest toilet
- Storage room
- Loggia 6m2

Caractéristiques

- Bedroom(s) : 1
- Surface : 65.00 m²
- Availability : autre
- Reference : 1308
- Number of floor(s) : 3
- Stage : 2
- Year of construction : 2020
- Kitchen
- Living room
- Entrance hall
- Bathroom(s)
- Shower bath(s)
- Elevator
- Floor heating
- Electric blinds
- Condensing Boiler
- Handicapped accessible
- Triple glazing
- Central heating
- Vmc double flow
- Laundry room



Sylvie Becker
L-7213 Bereldange
23, Am Becheler