



## DESCRIPTION

Lot: B7\_02\_02 This 111.93 m<sup>2</sup> apartment, located on the 2nd floor of the Sagitta residence, will charm you with its spaciousness and 2.79 m ceiling height. The apartment features an entrance hall leading to a bright living room opening onto the kitchen and also providing access to the loggia. The sleeping area offers three bedrooms, one with a private bathroom, a shower room, and a separate toilet. Living area: 111.93 m<sup>2</sup> Loggia area: 12.80 m<sup>2</sup> Weighted area: 118.33 m<sup>2</sup> Price including VAT at 3% and 17%: €1,562,029.60\*\* VAT at the super-reduced rate of 3% subject to conditions and approval by the administration. The price includes: - 2 indoor parking spaces - 1 private cellar - A fitted kitchen valued at EUR 34,344. (including VAT) Price including 17% VAT: €1,612,029.60 The advertised price is **FIXED PRICE**: it will not be subject to any price indexation until the apartment is delivered. **DELIVERY TO BE AGREED**. Discover the virtual tour and more information on our website: <https://www.real-immo.lu/millew...>

## ENERGY PASS

### Energy class



## CHARACTERISTICS

Number of pieces : -  
Nb. chamber (s) : 3  
Area : 118.33m<sup>2</sup>  
Nb. of bathrooms : 1  
Equipped kitchen : Non

### Thermal insulation class



### CO2 emissions Class



✓ Real immo

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