



## DESCRIPTION

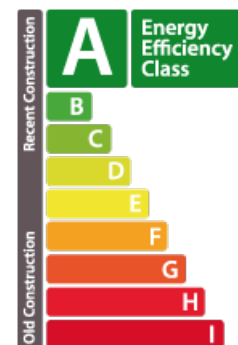
In the new MILLEWEE development in Bertrange, find the future peace haven for your family with this NEW HOUSE 4 bedrooms, 2 SOUTH terraces and a garden. The location is ideal: a stone's throw from the European School, the shops and services of the town of Bertrange and the Belle Etoile. On the ground floor, from the entrance hall, you access the generous living room and a lounge flooded with natural light thanks to its full-height sliding windows of 3.50m ! The house has 4 bedrooms divided into: On the first floor: 1 large bedroom with en-suite shower room and dressing room 2 bedrooms with 1 shared bathroom On the second floor: a master suite with bathroom and 1 toilet, a dressing room of 7.37 m<sup>2</sup>, a hobby room and an office complete the whole with a terrace of 13.32 m<sup>2</sup>. The basement includes a garage for 1 car with 2 cellars and a guest toilet. Surfaces: Living area: 180.78 m<sup>2</sup> Terrace area 1: 14.20 m<sup>2</sup> Terrace area 2: 12.32 m<sup>2</sup> Garden area: 37.80 m<sup>2</sup> Selling price: Price including VAT 3% : €1,950,000 \*\* ...

## CHARACTERISTICS

Number of pieces : -  
Nb. chamber (s) : 4  
Area : 239.35m<sup>2</sup>  
Nb. of bathrooms : 2  
Equipped kitchen : Non

## ENERGY PASS

### Energy class



### Thermal insulation class

**A**

### CO2 emissions Class

**B**

✓ Real immo

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