

2.4

**48,10 m<sup>2</sup>\***

STUDIO  
ETAGE 02

	SÉJOUR - CUISINE	39,66 m <sup>2</sup>
	SALLE DE DOUCHE	5,39 m <sup>2</sup>
	TERRASSE	11,93 m <sup>2</sup>

Échelle: 1m, 2m, 4m, 8m

\* Sous les dimensions conventionnelles sur ce document sont donnés à titre informatif et en sous-entendu. Les surfaces sont des surfaces brutes et peuvent différer des surfaces nettes indiquées qui s'appliquent à la loi. Les plans sur les plans représentés des dimensions brutes de mesure et ne peuvent pas couvrir des questions des dimensions conventionnelles (plancher, etc.). Les mesures et adaptations (plancher, etc.) sont représentées à titre informatif et en sous-entendu.

SOUTH VILLAGE  
HOWALD CITY



## DESCRIPTION OF THE PROPERTY

HD33 Real Estate offers you in collaboration with CAPELLI SA the extraordinary and unique project SOUTH VILLAGE in Howald. The key elements of this project are proximity and mobility. Designed with high-standing housing, with an exclusive appeal. The concept is LIVING, SHOPPING, DINNING, WORKING, MOVING. The Howald district is undergoing a metamorphosis and will become the new mixed residential business district, situated between the station area of Luxembourg City and the new business district of the Golden Bell/Gasperich. This area will be connected by the new streetcar route from Findel airport via Kirchberg, city center, train station, Howald and the terminus "cloche d'or" (in the future the streetcar route will continue to Esch-sur-Alzette/Belval). The project is located on the former commercial complex "Howald Retail Park". HD33 offers you this studio in Lot 1 2.4 of 48,10m<sup>2</sup> on the 2nd floor, with a terrace in South-East exposure. The selling price is based on the super-reduced r...

## SPECIFICATIONS

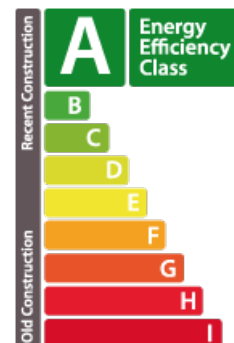
Number of pieces : -  
Nb. of bedroom(s) : -  
Area : 48.1m<sup>2</sup>  
Number of bathrooms : -  
Equipped kitchen : Non

✓ Huyghe - Dubois Sàrl

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## ENERGY PASS

### Energy performance



### Thermal insulation

