



## DESCRIPTION OF THE PROPERTY

HD33 Real Estate Luxembourg proposes you in collaboration with Capelli S.A., the project West Valley sale VEFA of this magnificent semi-detached house 4 bedrooms of 139,96 m<sup>2</sup> with private garden in Moutfort in a green and quiet environment in the countryside. Two-Family house at moderate cost, conditions of eligibility; see link ;

<https://guichet.public.lu/fr/citoyens/logement/acquisition/aides-capital/prime-construction>  
The house Lot 08 M2 has a beautiful natural luminosity thanks to its windows of plain foot. It is distributed on 2 levels as follows: On the first floor you will find an entrance of about 9,51 m<sup>2</sup> allowing you to access a living space with kitchen open on the living room and the dining room of about 36,67 m<sup>2</sup> giving access to a terrace of about 32,49 m<sup>2</sup> and to a garden of about 88m<sup>2</sup>. An access to the carport, to the technical room and a separate toilet is also on this level. On the second floor, you will have at your disposal a first bedroom of about 13,63 m...

## SPECIFICATIONS

Number of pieces : -  
Nb. of bedroom(s) : 4  
Area : 139.96m<sup>2</sup>  
Number of bathrooms : 1  
Equipped kitchen : Non

✓ **Huyghe - Dubois Sàrl**

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

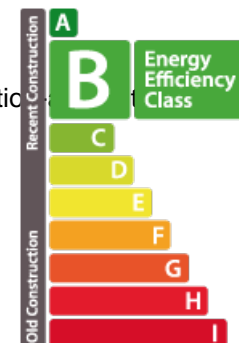
📞 **284 825 086**

✉ **contact@hd33.lu**

🌐 **<https://www.hd33.lamano.lu/en/detail-593>**

## ENERGY PASS

### Energy performance



### Thermal insulation

**B**

### CO2 emissions

**B**