

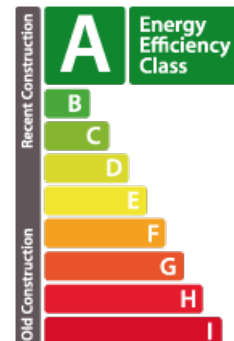


## DESCRIPTION OF THE PROPERTY

Luxembourg GardensHD33 offers this beautiful VEFA project in Pontpierre, comprising a single-family home and 4 two-family homes with gardens. This beautiful duplex (4A) with a surface area of 126.4 m<sup>2</sup> comprises a living room, 3 bedrooms, 1 bathroom, 2 indoor parking spaces, a 12.5 m<sup>2</sup> cellar and a 26.2 m<sup>2</sup> terrace. It benefits from a 237.6 m<sup>2</sup> garden. Delivery date: December 2025. Nearby you'll find : -550 m from the Wickrange business park, where you'll find a supermarket, crèche and restaurant, -3.8 km away, you'll find the Foetz commercial zone, with all types of shops. You are : -600 m from A4 motorway access-9 km from Luxembourg City and 10 km from Esch-Belval. The planned streetcar link between Luxembourg City and Esch-sur-Alzette will include a stop at Foetz.

## ENERGY PASS

### Energy performance



## SPECIFICATIONS

Number of pieces : -  
 Nb. of bedroom(s) : -  
 Area : -  
 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-742>