

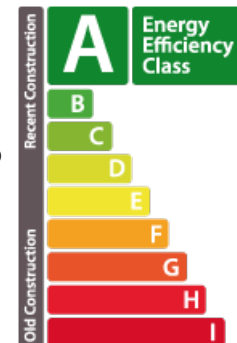


## DESCRIPTION

Modern 112.50 m<sup>2</sup> ground-floor apartment in a small new residence in Weidingen (Wiltz district). This property, in new condition, offers quality amenities and is composed as follows:- Spacious entrance hall with checkroom.- Large living room opening onto a dining room, with fitted kitchen and direct access to a vast terrace.- 2 generous bedrooms.- 1 additional bedroom that can be used as a study or children's room.- 1 shower room with WC.- 1 separate toilet The 162 m<sup>2</sup> terrace, which surrounds the entire apartment, is a former garden, offering a unique and versatile outdoor space. Part of the terrace can be converted into additional parking if required. Additional features- 1 private cellar- 1 outdoor parking space Technical aspects :Recent construction (2021). Energy class A-B. Heat pump heating system. Floor heating. Controlled mechanical ventilation (VMC). Triple-glazed windows with electric blinds and mosquito screens. For further information and/or detailed documentation, please contact us...

## ENERGY PASS

### Energy class



## CHARACTERISTICS

Number of pieces : -  
Nb. chamber (s) : 3  
Area : 112.5m<sup>2</sup>  
Nb. of bathrooms : 1  
Equipped kitchen : Oui

### Thermal insulation class

**B**

### Template

📍 55 Rue Grande-Duchesse Charlotte 9515  
☎ +352 95 82 59-1  
✉ info@immowolz.lu  
🌐 <https://www.immowolz.lu/en/detail-8018>