DUPLEX

BERTRANGE

REF. 9266

895 000 €

4 bedrooms
150m² Surface (m²)
Energetic Index F



Located in one of the most sought-after municipalities in western Luxembourg, your Unicorn Real Estate agency is exclusively offering this duplex apartment, which occupies the first and second floors of a house built in 1992. Comprising just two units, it offers a private and peaceful living environment. Vacant, it has a living area of approximately 150 m² and is particularly appealing due to its generous proportions and high-quality natural light.

The first level is centered around a large living room bathed in natural light. There are two balconies facing in opposite directions, one overlooking the street and the other overlooking the garden. A separate kitchen, a first bedroom, a bathroom, and a separate toilet complete this level, offering a balanced and functional layout.

Upstairs, the sleeping area consists of three additional bedrooms, a shower room, a separate toilet, and storage space in the attic.

The duplex is currently in its original condition and requires interior renovation, providing an ideal base for a bespoke residential project.

A closed garage, a private cellar and access to the communal garden complete this rare property, located in a quiet residential area, while benefiting from the immediate proximity of infrastructure, schools and transport links.

A unique opportunity in Bertrange, combining space, potential for transformation, and a prime location.

For more information or to arrange a viewing, please do not hesitate to contact us on +352 26 54 17 17.

https://www.unicorn.lu/en/detail-9266-vente-duplex-bertrange

unicorn

18, rue du Marché-aux-Herbes
L-1728 Luxembourg
Grand Duché du Luxembourg

T. +352 26 54 17 17
T. +352 26 53 25 36

info@unicorn.lu
www.unicorn.lu