

# TWIN HOUSE

## LUXEMBOURG-CENTRE

REF. 6689

1 560 000 €

4 bedroom(s)

190m<sup>2</sup> Area

Energetic Index E



Close to Luxembourg city, your real estate agency Unicorn proposes you to sell this beautiful semi-detached house, entirely renovated with beautiful materials and a certain taste.

Located in Luxembourg-Pulvermuhlen, in a quiet street at the edge of the forest. The setting is very bucolic.

With a total surface of 270 m<sup>2</sup> and a living area of 190 m<sup>2</sup> on a plot of 1.80 ares, the property has retained all its charm and offers a breathtaking view of the surrounding nature and the Alzette.

The ground floor offers a large office with shower room opening onto the garden. The laundry room, technical room and garage are located on this floor.

The first floor includes the entrance hall with separate toilet, a living room with a fireplace and the open kitchen with dining room opening onto a large southwest facing terrace of 15m<sup>2</sup>. Below the terrace there is a nicely planted garden on the banks of the Alzette.

The first floor has three bedrooms, a separate toilet and a shower room.

On the 2nd floor is the exceptional master suite with dressing room, bathroom with shower (32m<sup>2</sup> room), balcony and air conditioning.

The house also has cellars, a garage for a car and a motorcycle as well as 1 outdoor parking space in front of the garage.

Pleasant, warm and contemporary, the house is located a few minutes from all amenities and 5 minutes from Luxembourg City.

<https://www.loft.lu/en/detail-6689-vente-maison-jumelee-luxembourg-centre>

**loft**.lu

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

info@loft.lu  
www.loft.lu

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