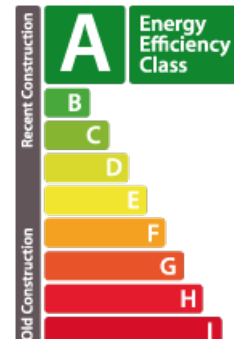


## DESCRIPTION

First floor apartment in a new residence under construction. Located on the heights of Wiltz, in a peaceful, leafy setting, this apartment boasts a lovely terrace of 33.61 m<sup>2</sup> and private garden of 1.84 ares, facing south-east and not overlooked, ideal for relaxing in peace and quiet. The modern, well-designed residence comprises two blocks of three apartments, offering a calm, intimate atmosphere. The apartment comprises- Entrance hall with checkroom (storage space)- 2 bedrooms- 1 shower room- 1 separate WC- 1 storage room with practical laundry facilities- Living room with open kitchen, offering direct access to terrace and garden. The apartment benefits from triple exposure, providing plenty of natural light throughout the day. This property is complemented by an indoor parking space and a cellar. The 3% VAT is included in the listed price. Full documentation and plans available on request. For further information, please contact us by email at [info@immowolz.lu](mailto:info@immowolz.lu) or by telephone on 00352 95 82...

## ENERGY PASS

### Energy class



## CHARACTERISTICS

Number of pieces : -  
Nb. chamber (s) : 2  
Area : 94.05m<sup>2</sup>  
Nb. of bathrooms : 1  
Equipped kitchen : Non

### Thermal insulation class



### ✓ Template

55 Rue Grande-Duchesse Charlotte 9515  
+352 95 82 59-1  
[info@immowolz.lu](mailto:info@immowolz.lu)  
<https://www.immowolz.lu/en/detail-7981>