

# HOUSE WALDBREDIMUS

REF. 7032

1 349 000 €

5 bedroom(s)

400m<sup>2</sup> Area

Energetic Index E



In a quiet and green impasse in the charming village of Waldbredimus, a pretty village east of the city of Luxembourg, your Unicorn real estate agency is delighted to present you with this exceptional family home for sale.

On a plot of land of more than 11 ares stands this true haven of peace with a view on the hilly countryside. This villa built in 2000, offers 400m<sup>2</sup> of living space. Large volumes, modern interior spaces, quality materials (natural stone on the ground) and singular arrangements are the elements promised by this house.

The potential of the house is exploited to the fullest, office and integrated storage allow to keep the space organized.

The first floor is composed of a vast and elegant entrance under an impressive ceiling height, a spacious living room of 59m<sup>2</sup> open on the garden nicely planted with trees and exposed to the South. The place is bright and airy. A fireplace with insert will warm your winter evenings. The separate kitchen is perfectly equipped.

On the second floor, you will find the night space of the house, including the master suite, 2 bedrooms, one of which has a fitted mezzanine, 2 bathrooms. The large parental suite is composed of a generously proportioned bedroom with adjoining dressing room, bathroom (+ shower) and terrace. All rooms are equipped with air conditioning.

The plus of this property is the basement which enjoys a large space reconverted and converted into an apartment with a bedroom, a living room and a bathroom. Ideal to welcome your guests or to increase your income by renting. Two cellars, one of which is a wine cellar, and a garage that can accommodate up to 2 or 3 vehicles complete this unusual property.

<https://www.loft.lu/en/detail-7032-vente-maison-waldbredimus>

**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