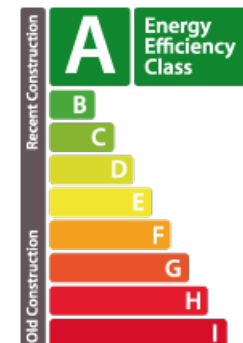


DESCRIPTION OF THE PROPERTY

CASCO OFFICE OPPORTUNITY: INVESTORS AND ENTREPRENEURS - HURRY UP GREAT LOCATION - MAMER CONTACT US: +352 661705033 352 661333370 contact@hd33.lu DELIVERY in the coming months. MARCH 2026 Close to the European School and Luxembourg City Office (CB02) 116 m² weighted, 108.10 m² (habitable) with a terrace and private garden, cellar and five indoor parking spaces (Possibility of acquiring more as needed) The office is sold in CASCO condition, ready to be customized to the buyer's specifications, with the main structures completed but requiring interior finishing.

ENERGY PASS

Energy performance



SPECIFICATIONS

Number of pieces : -
Nb. of bedroom(s) : -
Area : 116m²
Number of bathrooms : -
Equipped kitchen : Non

CO2 emissions



✓ **Huyghe - Dubois Sàrl**

📍 **53, Boulevard Royal - 2nd Floor 2449**

📞 **284 825 086**

✉ **contact@hd33.lu**

🌐 **<https://www.hd33.lamano.lu/en/detail-796>**