



PAILLÉ IMMOBILIER

SOULAC-SUR-MER

696 000 €

Buying maison

8 rooms

Surface : 180 m²

Surface of the living : 46 m²

Surface of the land : 1710 m²

Year of construction : 1985

Exposition : Sud

View : Jardin

Hot water : Electrique

Inner condition : Bon

External condition : Bon

Couverture : Tuiles

Amenities :

Garage attenant de 20 m², Garage indépendant de..., Cheminée, Chambre de plain-pied, Double vitrage, Portail automatique, Calme

5 bedroom

1 terrace

1 bathroom

1 shower

2 WC

1 garage

2 parkings

Legal information

696 000 € fees included

3,88% VAT of fees paid by the buyer (670 000 € without fees), no current procedure, information on the risks to which this property is exposed is available on georisques.gouv.fr.



Maison 1811 Soulac-sur-Mer

Beautiful villa nestled in the heart of a wooded park, just steps from the ocean. Ideally located in a quiet and exclusive residential area, this stunning villa of over 180 m² of living space will charm you with its generous rooms and lush surroundings, set within a park filled with pine and evergreen oak trees. On the ground floor, you'll find a bright and spacious living room with a fireplace, a separate kitchen, a pantry, as well as a large bedroom with a study area, a shower room, and a toilet, offering true single-level comfort. The upper floor serves four good-sized bedrooms, one with a balcony, along with a bathroom and a toilet. As for outbuildings, the property includes an attached garage with a mezzanine, a shelter capable of accommodating two vehicles, and a detached garage with a lean-to, perfect for storing firewood or garden equipment. Just 500 meters from shops and 900 meters from the ocean, this villa enjoys a sought-after...

Energy class (dpe) : D - Emission of greenhouse gases (ges) : A
Estimated annual energy between 2290 and 3150 € (reference year 2021, 2022, 2023)
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Carte professionnelle CPI33022015000000014 - RCS 790609614

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