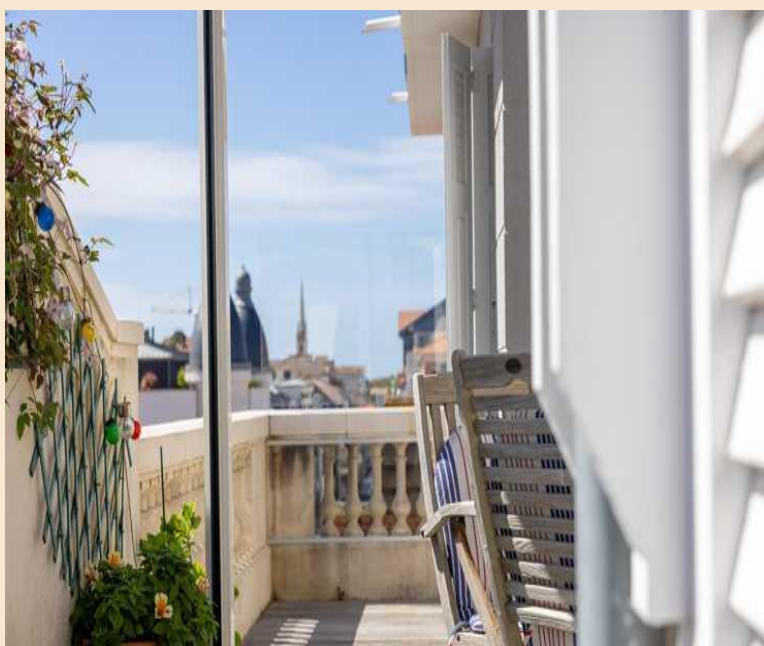


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## Exceptional top floor apartment in the center of Arcachon

Gironde , Nouvelle Aquitaine



# €1,390,000

inc. of agency fees

3 Beds      1 Baths      116 sqm

In a recent residence in the heart of Arcachon, this apartment on the fourth and top floor enjoys a 24m<sup>2</sup> terrace and a clear view of the summer town and the Mauresque park. With a surface area of 117m<sup>2</sup>,...

### At a Glance

|                  |                 |                |          |                  |            |
|------------------|-----------------|----------------|----------|------------------|------------|
| <b>Reference</b> | MFH-EAB1727EAAR | <b>Near to</b> | Bordeaux | <b>Price</b>     | €1,390,000 |
| <b>Bed</b>       | 3               | <b>Bath</b>    | 1        | <b>Hab.Space</b> | 116 sqm    |
|                  |                 | <b>Pool</b>    | No       | <b>Land Tax</b>  | N/A        |

### Property Description

In a recent residence in the heart of Arcachon, this apartment on the fourth and top floor enjoys a 24m<sup>2</sup> terrace and a clear view of the summer town and the Mauresque park. With a surface area of 117m<sup>2</sup>, this property seduces with its living room of more than 40m<sup>2</sup> bathed in light and with a majestic ceiling height of 4 meters. This central room also provides access to a 24m<sup>2</sup> south-facing terrace partially equipped with an

automated pergola. On the night side, this apartment has three bedrooms including a master bedroom with shower room and WC of 19m<sup>2</sup>, a bathroom, a hallway with plenty of storage space as well as two individual WCs. Finally, an independent kitchen with its east-facing balcony completes the living area of this exceptional apartment. In the basement of the residence, a double closed box with automated opening reveals two parking spaces that can also be used as generous storage space. This exceptional property offered exclusively allows you to enjoy all the amenities of the city center while enjoying absolute calm above the roofs of Arcachon. Kevin Pari (EI) /

Condominiums of 16 units (No proceedings in progress).

Annual expenses : 2200 euros.

## Summary

|                |            |
|----------------|------------|
| Property type: | Apartment  |
| Bedrooms:      | 3          |
| Bathrooms      | 1          |
| Price          | €1,390,000 |

## Key Information

|                    |         |
|--------------------|---------|
| Year Built:        | 2012    |
| Internal Area:     | 116 sqm |
| Property Features: |         |
| • Balcony:         | 1       |

## Location: Nouvelle Aquitaine



## Gallery





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**C. BAUER – Sunday Times**

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