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Magnificent apartment in a prestigious residence in Arcachon

Gironde , Nouvelle Aquitaine



€1,890,000

inc. of agency fees

3 Beds 1 Baths 162 sqm

Located on the front line, and in the immediate vicinity of the city center of Arcachon, this apartment with an area of approximately 162m2 extends over 2 levels. In a sublime historic residence in Arcachon,...

At a Glance

Reference	MFH-EAB1733EAAR	Near to	Bordeaux	Price	€1,890,000
Bed	3	Bath	1	Hab.Space	162 sqm
		Pool	No	Land Tax	N/A

Property Description

Located on the front line, and in the immediate vicinity of the city center of Arcachon, this apartment with an area of approximately 162m2 extends over 2 levels. In a sublime historic residence in Arcachon, it surprises with its character and its unique view of the Basin.

An entrance with storage opens onto a magnificent living room with a ceiling height of more than 5 meters. This living space offers a lounge/dining room area, all enhanced by a magnificent view of the beach and the Arcachon Bay. In the extension, there is a modern fitted and equipped kitchen as well as a pantry. A sleeping area, consisting of a separate toilet, and a bedroom with bathroom complete the comfort of this level.

A flight of steps leads upstairs which serves two bedrooms, a bathroom and a separate toilet. A large mezzanine that can be used as an office or reading corner completes the space.

A parking space and a cellar complete the package. Its charm, its unique view of the Arcachon Bay and its volumes make this apartment a rare product in the sector.

ENERGY CLASS: C/ CLIMATE CLASS: A. Estimated average amount of annual energy expenditure for standard use, established based on energy prices for the year 2021: between EUR1,750 and EUR2,410.

Kevin Pari (EI) /

Condominiums of 59 units (No proceedings in progress).

Annual expenses : 1600 euros.

Summary

Property type:	Apartment
Bedrooms:	3
Bathrooms	1
Price	€1,890,000

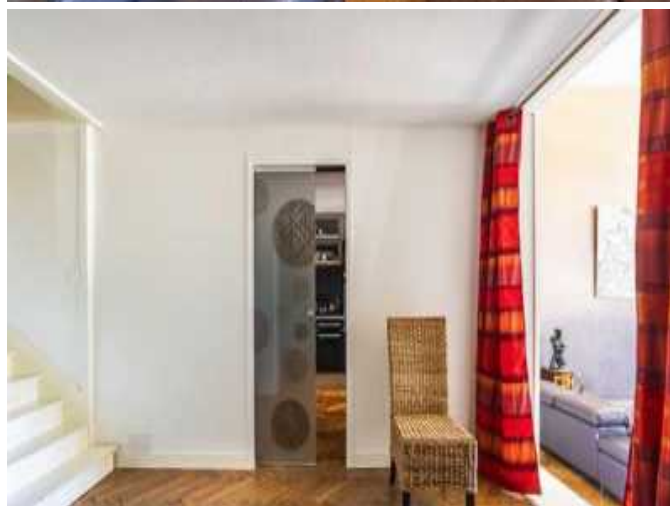
Key Information

Internal Area:	162 sqm
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Location: Nouvelle Aquitaine



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