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Beautiful single-story house with swimming pool in Saint Selve

Gironde , Nouvelle Aquitaine



€730,000

inc. of agency fees

3 Beds 2 Baths 150 sqm 0.2 ha

Quietly located near La Brède, this contemporary single-story house offers an ideal living environment for a family or a couple seeking comfort and serenity....

At a Glance

Reference	MFH-EAB2017EABX	Near to	Bordeaux	Price	€730,000
Bed	3	Bath	2	Hab.Space	150 sqm
Land	0.2 ha	Pool	Yes	Land Tax	N/A

Property Description

Quietly located near La Brède, this contemporary single-story house offers an ideal living environment for a family or a couple seeking comfort and serenity. Recently built, it benefits from an optimized design, bright spaces, and an environment conducive to walks, while remaining close to major roads, with quick access to the A62.

Upon entering, the spacious and light-filled living room opens onto a large south-facing terrace, providing a beautiful connection to the outdoors. The modern, fitted kitchen is extended by a pantry, guaranteeing additional storage space. The sleeping area, separated into two wings, consists of two bedrooms, an office, and a shower room on one wing, while the master suite, with its dressing room and private bathroom, ensures comfort and privacy on the opposite axis. A tiled double garage with toilet and workshop space provides a real functional asset.

Outside, the meticulously maintained garden is divided into several distinct spaces. On the south side, the swimming pool and jacuzzi invite you to relax, while an outbuilding, which can be converted into a pool house or studio, offers additional potential for entertaining. On the north side, a dedicated space can accommodate a small chicken farm, adding a bucolic touch to this peaceful living environment.

Perfectly maintained, this house combines comfort, functionality, and tranquility, while remaining close to essential amenities. A rare opportunity to discover without delay.

DPE IN PROGRESS

Caroline Montane (EI)

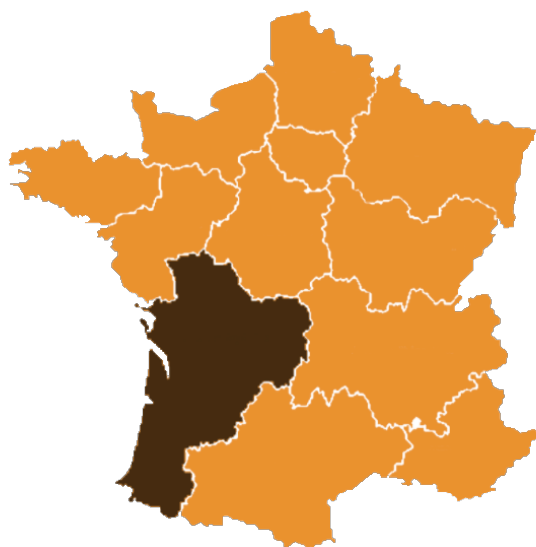
Summary

Property type:	House
Bedrooms:	3
Bathrooms	2
Price	€730,000

Key Information

Year Built:	2008
Internal Area:	150 sqm
Land Area:	0.2 ha
Has a Garden	Yes
Swimming Pool?	Yes

Location: Nouvelle Aquitaine



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