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## Architect's villa with garden and swimming pool in Le Bouscat

Gironde , Nouvelle Aquitaine



**€1,350,000**

inc. of agency fees

5 Beds      220 sqm      0.04 ha

This magnificent contemporary house of 220 sqm, built on two levels, takes place in a peaceful setting near the town center of Bouscat. It will be delivered...

### At a Glance

<b>Reference</b>	MFH-EAB1425EABX	<b>Near to</b>	Bordeaux	<b>Price</b>	€1,350,000
<b>Bed</b>	5	<b>Pool</b>	No	<b>Hab.Space</b>	220 sqm
<b>Land</b>	0.04 ha			<b>Land Tax</b>	N/A

### Property Description

This magnificent contemporary house of 220 sqm, built on two levels, takes place in a peaceful setting near the town center of Bouscat. It will be delivered at the end of 2024.

As soon as you enter, the light that reigns in the large 56 sqm living room sets the tone. The large bay

windows let in abundant natural light. The carefully fitted kitchen is perfectly equipped with all the necessary elements. The cellar, practical and functional, offers additional storage space. On the ground floor, a spacious bedroom with dressing room and adjoining bathroom, settles like a real cocoon of tranquility and comfort. The first floor serves a landing converted into an office, as well as three other bedrooms, one of which has an adjoining shower room, each offering comfort and absolute privacy.

The vast parental suite is the centerpiece of this house, with its dressing room, its bathroom and its private WC. Outside, a magnificent garden with terrace and subtly landscaped swimming pool. A large garage completes the set.

This contemporary house is a real architectural gem, combining comfort and modernity.

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## Summary

Property type:	House
Bedrooms:	5
Price	€1,350,000

## Key Information

Internal Area:	220 sqm
Land Area:	0.04 ha
Has a Garden	Yes

## Location: Nouvelle Aquitaine



## Gallery



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