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Charming house with a holiday feel

Gironde , Nouvelle Aquitaine



€530,000

inc. of agency fees

2 Beds 1 Baths 111 sqm 0.09 ha

Located in a residential area of Biganos, in a wooded cul-de-sac, this bright house, quiet and not overlooked, presents an ideal living environment. From the entrance, a nicely decorated space leads to...

At a Glance

Reference	MFH-EAB1557EAAR	Near to	Bordeaux	Price	€530,000
Bed	2	Bath	1	Hab.Space	111 sqm
Land	0.09 ha	Pool	Yes	Land Tax	N/A

Property Description

Located in a residential area of Biganos, in a wooded cul-de-sac, this bright house, quiet and not overlooked, presents an ideal living environment.

From the entrance, a nicely decorated space leads to a modern and functional kitchen. Continuing, a large laundry room, opening onto the garden, offers the possibility of setting up a bedroom or an office.

On the other side, the living room and the dining room share a comfortable and bright space, overlooking the

garden and the terrace. On this same level, a first sleeping area offers a master suite with private bathroom with direct access to the garden.

Upstairs is a second attic bedroom with large cupboards and a balcony as well as a bathroom with WC.

Outside, an independent annex of approximately 20m² has a bedroom, a closed kitchen and a bathroom. The swimming pool, facing south, is designed around a harmonious green garden. A large terrace offers an ideal outdoor dining space.

The refined decoration, the beautiful amenities, and the openings to the outside, make this house functional and pleasant, in the immediate vicinity of schools, shops, and transport.

ENERGY CLASS: D/ CLIMATE CLASS: B. Estimated average amount of annual energy expenditure for standard use, established based on energy prices for the year 2015: EUR1,280

Audrey Collins (EI)

Summary

Property type:	House
Bedrooms:	2
Bathrooms	1
Price	€530,000

Key Information

Internal Area:	111 sqm
Land Area:	0.09 ha
Has a Garden	Yes
Swimming Pool?	Yes

Location: Nouvelle Aquitaine



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