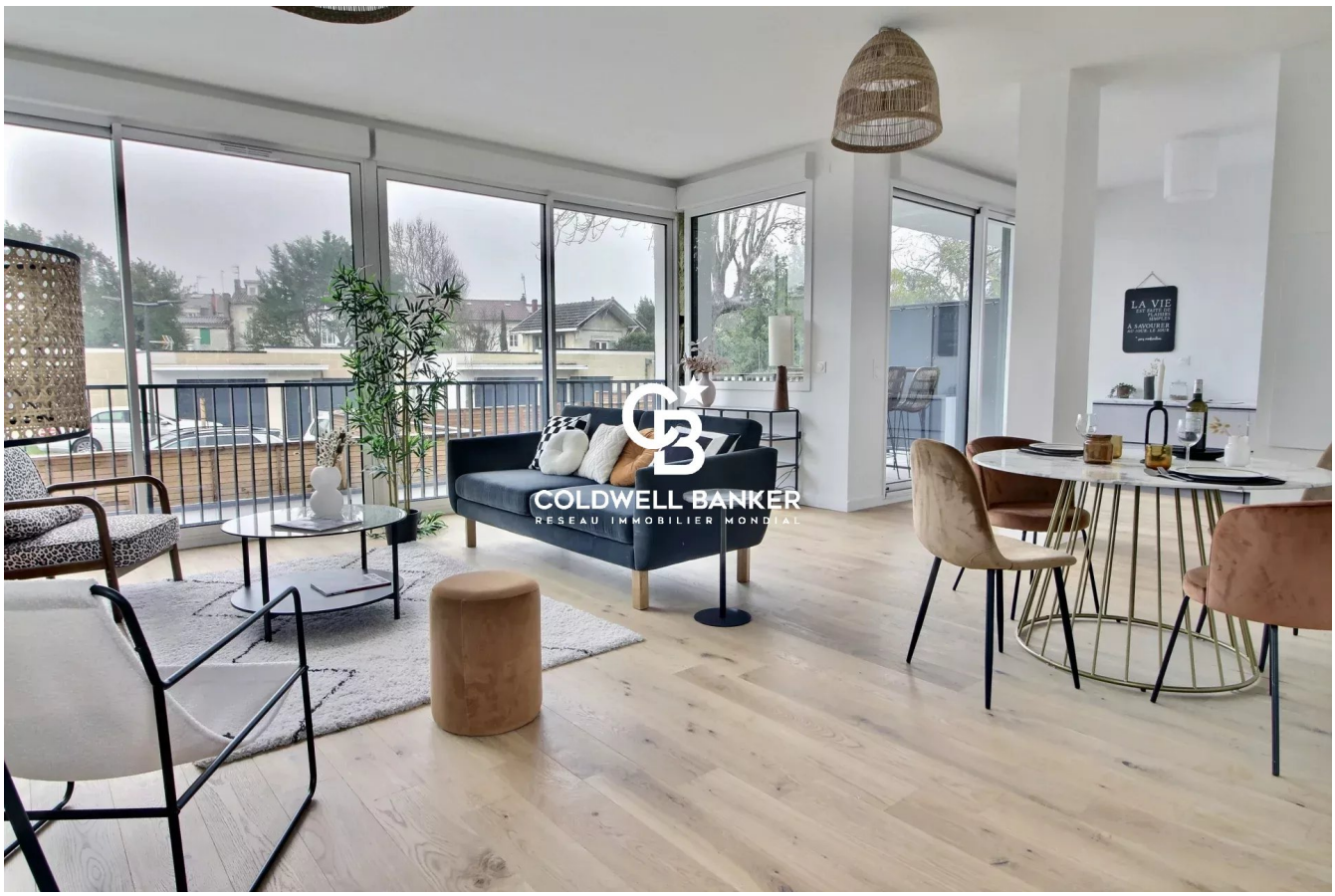
COLDWELL BANKER
EUROPA REALTY

Apartment Bordeaux 103 m²



SALE PRICE : 599 000 €

EMAIL : IMMOBA@COLDWELLBANKER.FR

13 cours Tournon
France, 33000, Bordeaux

PHONE : +33557340139
immoba@coldwellbanker.fr

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DESCRIPTION

Located in the highly sought-after Croix Blanche district, Coldwell Banker Immoba presents this charming duplex, offering a true house-like feel with private outdoor spaces.
The bright and welcoming living area features an open-plan kitchen and opens onto a terrace, perfect for enjoying outdoor meals during warm weather.
On the garden level, the sleeping area includes a master suite and two bedrooms sharing a bathroom, all with direct access to the garden, ensuring peace and privacy.
A parking space completes the property within a secure residence, which also includes a bike storage area.
A rare city-living opportunity combining comfort, functionality, and outdoor space.
Key Information:
Carrez Surface: 103.6 m²
Co-ownership: 4 units – No ongoing procedures
Charges: €199/month
Energy Rating (DPE): B (106)
Fees: Seller's responsibility
For more information or to arrange a visit, contact Annie Herte – RSAC 835 362 922 / RCP MA035A20ANPM/O2
All our properties: www.immoba.fr
Property risks: www.georisques.gouv.fr

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FEATURES

Property type:	Apartment	Area:	103.6 m²	Number of units:	11
Number of rooms:	4 rooms	Number of bedrooms:	3 bedrooms		

Information on the risks to which this property is exposed is available on the Géorisques website: www.georisques.gouv.fr

ENERGY PERFORMANCE DIAGNOSIS

Energy performance diagnosis (EPD): B 92

Greenhouse gas emissions (GHG) index: A 3

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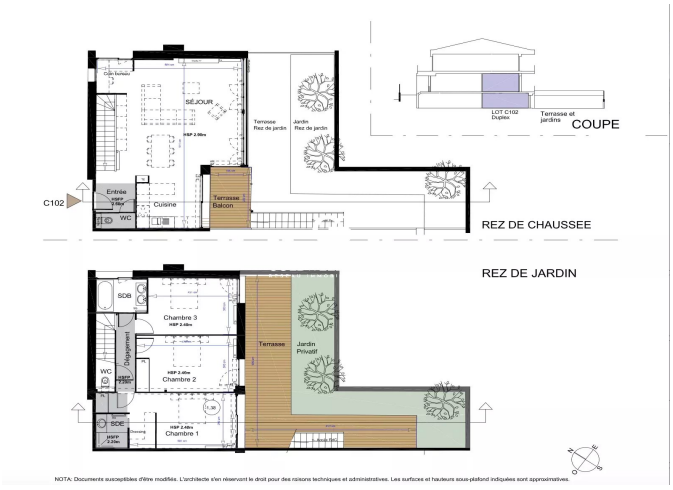
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