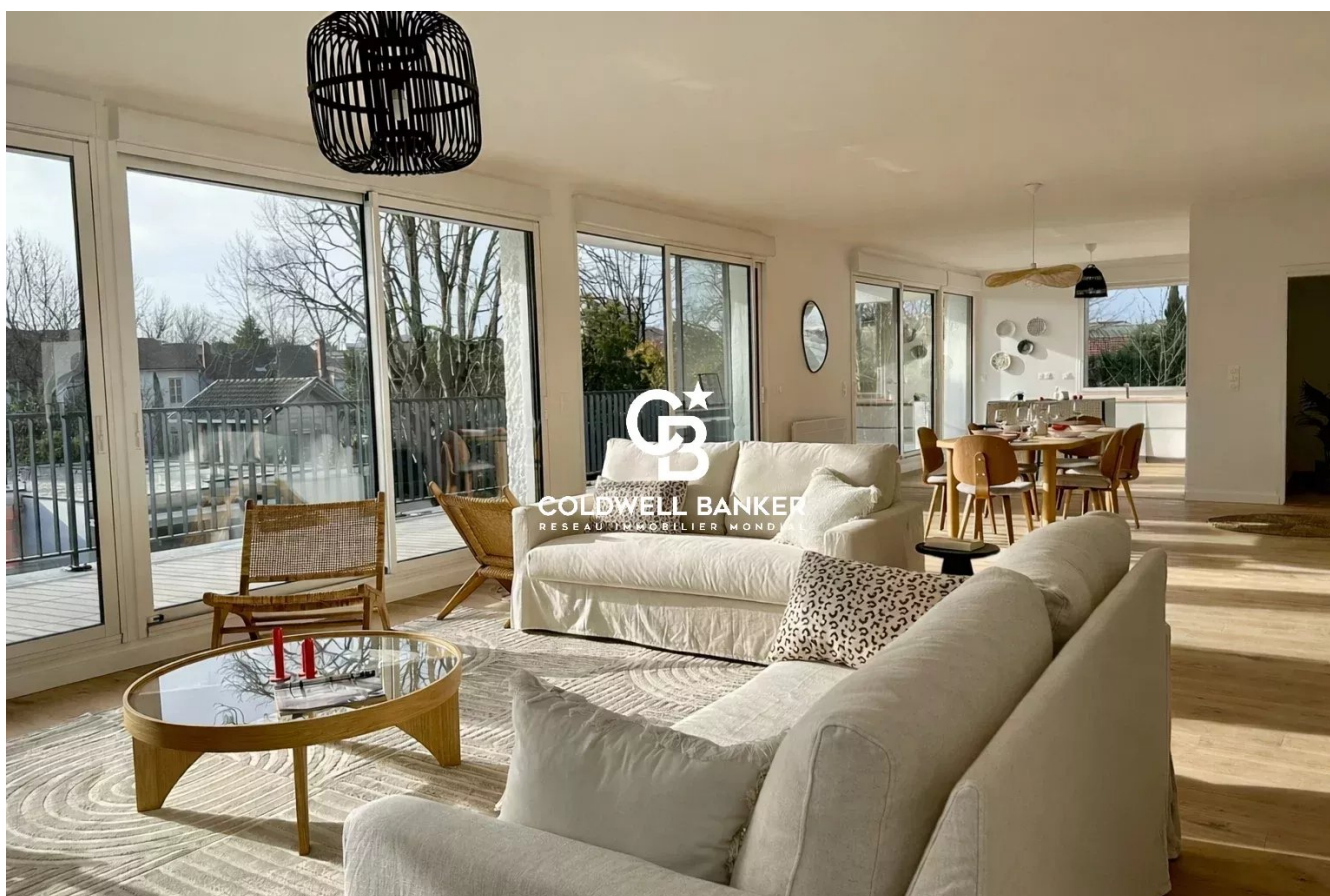


Appartement Bordeaux 163 m²



PRIX DE VENTE : 1 050 000 €

EMAIL : IMMOBA@COLDWELLBANKER.FR

DESCRIPTION

Coldwell Banker presents this elegant new 164 m² apartment, located on the first floor of a four-unit residence, set back from the street (second line), sheltered from noise, traffic, and overlooking neighbors. This rare property features a 73 m² living area opening onto a 29 m² terrace, three suites each benefiting from their own terrace, a pantry/laundry room, and a parking space.

Energy performance rating: 106 (B)

Condominium of 4 units (no ongoing proceedings)

Carrez Law surface area: 163.5 m²

Monthly charges: €205

For more information or to arrange a viewing, please contact Annie Herte

Commercial Agent RCAS 835 362 922

Professional Liability Insurance: MA035A20ANPM/O2

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CARACTÉRISTIQUES

Type de bien :	Appartement	Surface :	163.5 m ²	Nombre de lots :	11
NB de pièces :	4 rooms	NB de chambres :	3 bedrooms		

Les informations sur les risques auxquels ce bien est exposé sont disponibles sur le site Géorisques : www.georisques.gouv.fr

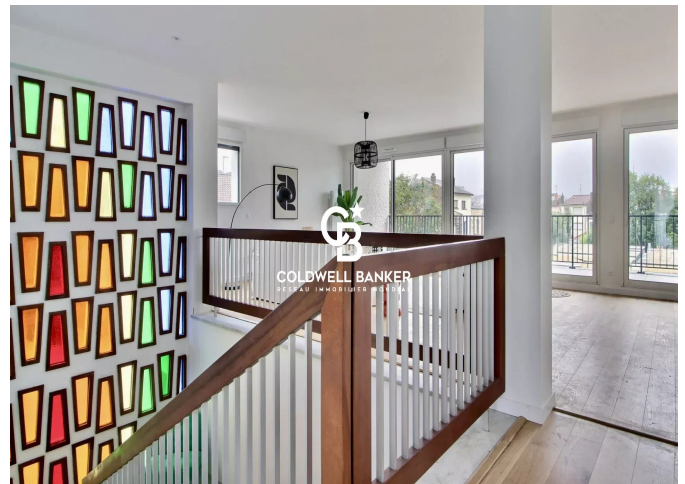
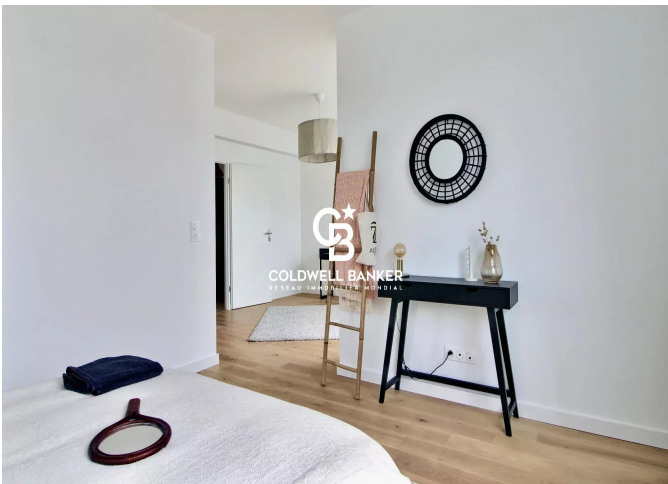
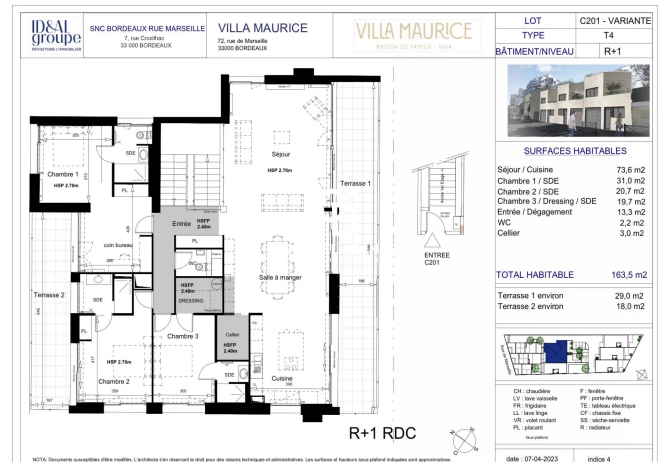
DIAGNOSTIC DE PERFORMANCE ÉNERGÉTIQUE

Diagnostic de performance énergétique (DPE) : B 92

Indice d'émission de gaz à effet de serre (GES) : A 3



COLDWELL BANKER
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