COLDWELL BANKER
EUROPA REALTY

House Honfleur 187 m²



SALE PRICE : 740 000 €

EMAIL : CBAI@COLDWELLBANKER.FR

176 Avenue Charles de Gaulle
France, 92200, Neuilly-sur-Seine

PHONE : +33147220345
cbai@coldwellbanker.fr

COLDWELL BANKER
EUROPA REALTY

DESCRIPTION

Ideally located just 4 minutes from the beach, this contemporary home offers a privileged living environment, between nature and the seaside.
Set on a lovely, flat, landscaped plot of 2800m², this property boasts generous volumes, plenty of natural light and perfectly exposed south-west exteriors, ideal for relaxing.
As soon as you enter, you'll be charmed by a vast living room of over 60m², bathed in light with its cathedral ceiling and wide openings onto the terrace and garden, and its beautiful open fireplace, for a warm and friendly atmosphere. An open, fitted and equipped kitchen completes the living space.
The first floor also features a beautiful 17 m² bedroom, a laundry room and a separate toilet with the possibility of creating a shower room.
Upstairs, the landing leads to two comfortable bedrooms, one with a large dressing room, a bathroom with whirlpool bath and shower, separate toilet and a vast mezzanine area offering multiple design possibilities: games room, study or fourth bedroom.
A true haven of peace, just 4 minutes from the sea, 9 minutes from Trouville-sur-Mer and Deauville or Honfleur.
1H50 Du Pont de Neuilly via A13 and A14

Selling price: €740 000 (including 5% buyer's tax)
Energy consumption: C
Information on the risks to which this property is exposed is available on

176 Avenue Charles de Gaulle
France, 92200, Neuilly-sur-Seine

PHONE : +33147220345
cbai@coldwellbanker.fr

COLDWELL BANKER
EUROPA REALTY

FEATURES

Property type:	House	Area:	187.0 m²	Property tax:	€964.00
Number of rooms:	6 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): C 126

Greenhouse gas emissions (GHG) index: A 5

176 Avenue Charles de Gaulle
France, 92200, Neuilly-sur-Seine

PHONE : +33147220345
cbai@coldwellbanker.fr

COLDWELL BANKER
EUROPA REALTY













176 Avenue Charles de Gaulle
France, 92200, Neuilly-sur-Seine

PHONE : +33147220345
cbai@coldwellbanker.fr