COLDWELL BANKER
EUROPA REALTY

House Rivedoux-Plage 130 m²



SALE PRICE : 885 700 €

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7 Rue Pas du Minage
France, 17000, La Rochelle

PHONE : +33586580078
immobiliere@coldwellbanker.fr

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DESCRIPTION

Only a few steps from the ocean, come and visit this charming house, ideally located, offering an outstanding lifestyle blending comfort and breathtaking views.

As you walk through the door, you are welcomed into a generous living room bathed in natural light with an open kitchen, ideal for family time. The ground floor features a bedroom with an en-suite bathroom and a toilet, providind a functional living space.

Upstairs, a landing leads to a walk-in closet and two beautiful bedrooms, each with its own bathroom, plus an independent toilet. Moreover, a terrace offers a perfect spot to enjoy the sun and the sea breeze.

Outside, the house is full of assets : a large terrace with an outside shower, perfect after a day at the beach, and a storage room. A garage completes the property, providing a real bonus in this highly desirable location.

This house boasts a view of the ocean, making every moment truly special.

Early viewing is highly recommended for this rare find.

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FEATURES

Property type:	House	Area:	130.0 m²	Property tax:	€1.00
Number of rooms:	5 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 170

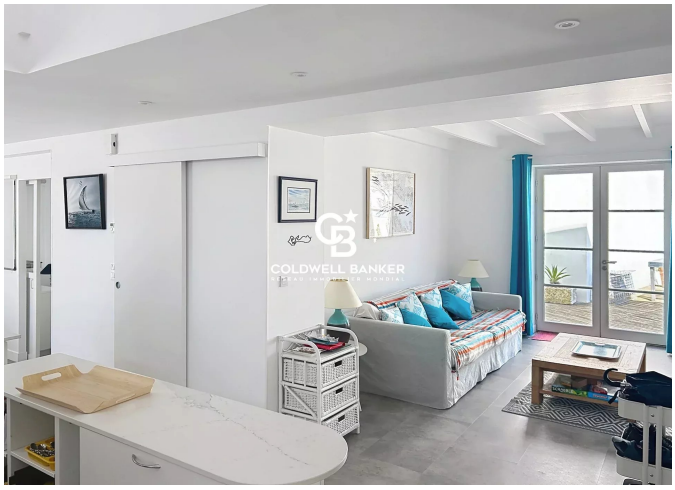
Greenhouse gas emissions (GHG) index: B 6

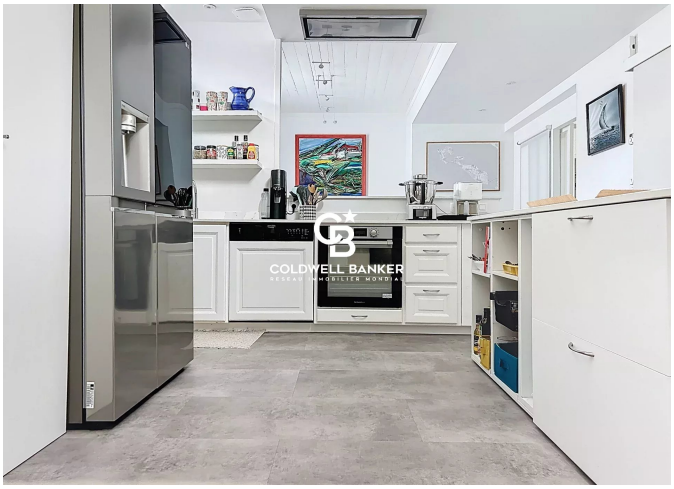
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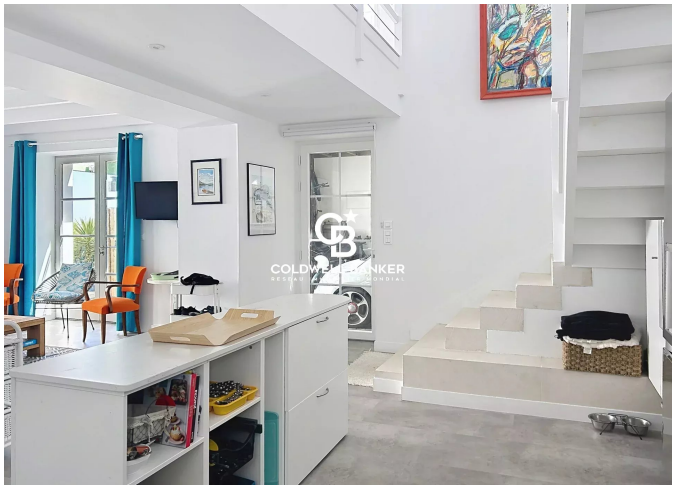
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