COLDWELL BANKER
EUROPA REALTY

House Capbreton 160 m²



SALE PRICE : 1 499 000 €

EMAIL : SURFINREALTY@COLDWELLBANKER.FR

EXCLUSIVITY

844 avenue du Touring Club
France, 40150, Soorts-Hossegor

PHONE : +33558973985
surfinrealty@coldwellbanker.fr

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DESCRIPTION

ONDRES – EXCEPTIONAL OCEANFRONT VILLA – PANORAMIC SEA VIEWS – 6 BEDROOMS – SWIMMING POOL – GARAGE

This recent contemporary villa enjoys an absolutely unique setting, directly facing the ocean in a prime frontline position, offering breathtaking panoramic sea views and an outstanding lifestyle.

Designed with generous volumes, the property features six bedrooms, carefully conceived to combine comfort, privacy and high-end finishes. The living areas are filled with natural light thanks to large openings, seamlessly extending towards the outdoor spaces and the ocean, creating an elegant and serene atmosphere.

Outdoors, the villa offers a beautifully integrated swimming pool, perfectly positioned to enjoy long summer days and unforgettable sunsets overlooking the Atlantic Ocean.
A garage and private parking complete this rare property.

A truly exceptional home, combining a prime location, contemporary architecture and the art of seaside living, just minutes from Hossegor and Biarritz.

This villa is presented by Yoann BARCOS, Luxury Real Estate Consultant (RSAC 940 936 225).

Asking price: €1,499,000, including agency fees
Agency fees payable by the buyer: €84,849 (5.99%)
Net seller price: €1,414,151

Energy performance:
Energy rating: A – 62 kWh/m²/year
Greenhouse gas emissions: A – 1 kg CO_2/m²/year
Estimated annual energy costs: between €724 and €980

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

View our full property selection at hossegor.immoba.fr

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FEATURES

Property type:	House	Area:	160.0 m²	Number of rooms:	7 rooms
Number of bedrooms:	6 bedrooms				

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ENERGY PERFORMANCE DIAGNOSIS

Energy performance diagnosis (EPD): A 62

Greenhouse gas emissions (GHG) index: A 1

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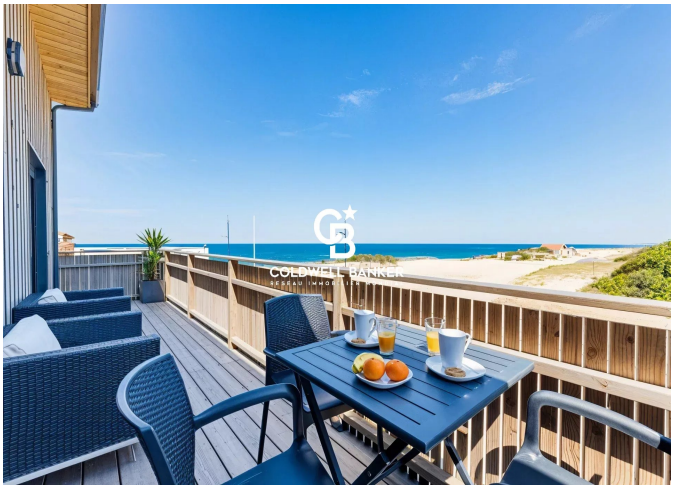











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