COLDWELL BANKER
EUROPA REALTY

House Soorts-Hossegor 152 m²



SALE PRICE : 1 099 000 €

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

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surfinrealty@coldwellbanker.fr

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DESCRIPTION

SOORTS-HOSSEGOR – PEACEFUL & PRIVATE SETTING
Tucked away at the end of a quiet cul-de-sac in one of the most sought-after areas of Soorts-Hossegor, this beautiful 152 sqm Landes-style T5 home offers a privileged lifestyle, sheltered from view and just a short walk from shops, schools, and everyday amenities.
Tastefully renovated throughout, the property charms with its generous living spaces and warm atmosphere. The bright living room, featuring a wood-burning stove, flows seamlessly into a semi-open kitchen designed for entertaining and family gatherings. The living areas extend naturally onto a covered terrace overlooking the swimming pool — a true haven for relaxing and enjoying sunny days in complete privacy.
The sleeping area includes 4 bedrooms, among them a ground-floor master suite, as well as 2 bathrooms, 2 toilets, and a laundry/storage room. For added comfort and well-being, the property also features a genuine Finnish wooden sauna, a rare and highly appreciated amenity.
Set on a beautifully landscaped and fully enclosed 800 sqm plot, this impeccably maintained home benefits from quality features and elegant interior design throughout.
A rare opportunity in Soorts-Hossegor, ideal both as a primary residence or as an investment property thanks to its excellent rental return potential.
This property is presented by Allison OTIN.
Sale price: €1,099,000 – Agency fees payable by the seller
Energy rating (DPE): D (183)
Greenhouse gas emissions (GES): A (5)
Estimated annual energy costs: between €1,476 and €1,998 per year.
Information regarding potential risks to which this property is exposed is available on the Géorisques website:
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FEATURES

Property type:	House	Area:	152.0 m²	Number of rooms:	6 rooms

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ENERGY PERFORMANCE DIAGNOSIS

Energy performance diagnosis (EPD): D 183

Greenhouse gas emissions (GHG) index: A 5

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