

Maison Magland 95 m²



PRIX DE VENTE : 445 000 €

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DESCRIPTION

In the rural hamlet of Oëx, in the commune of Magland, discover this future 95 m² contemporary house, set on a 594 m² plot in a recent subdivision of around 20 lots.

Spread over three levels, the first floor features a bright living room, an open-plan kitchen, a storeroom and a separate toilet. The first floor offers a comfortable sleeping area with three bedrooms, a bathroom and a second toilet. A 50 m² basement with garage completes the ensemble.

You'll appreciate the quality features: heat pump heating with underfloor heating on the first floor, electric roller shutters, wood cladding...

A pleasant living environment and a strategic location, close to amenities, for a comfortable daily life.

Access to the A40 freeway is just 5 minutes away, Magland town center 6 minutes, and Sallanches 10 minutes away

☰ Contact us today to find out more about this project and visit the plot.

CARACTÉRISTIQUES

Type de bien :	Maison	Surface :	95.0 m ²	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) : Not applicable -1

Indice d'émission de gaz à effet de serre (GES) : Not applicable -1



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