

Maison Équemauville 110 m²



SALE PRICE : 390 000 €

EMAIL : CBAI@COLDWELLBANKER.FR

DESCRIPTION

Ideally located in the town of Équemauville, just 7 minutes from the center of Honfleur and within easy reach of shops, come and discover this charming Norman house. Nestled in absolute peace and quiet with no overlooking neighbors, it offers an idyllic living environment enhanced by a superb unobstructed view.

On the ground floor:

The house features a beautiful, fully equipped kitchen and a 32 sq m double reception room, heated by a pellet stove. This living space opens directly onto a magnificent south-facing terrace, perfectly secluded for enjoying sunny days in complete privacy.

Upstairs:

The sleeping area comprises three lovely bedrooms with ample built-in storage, as well as a beautiful bathroom.

The property sits on a beautiful plot of 2,544 sq m. A garage, complemented by a habitable attic, offers excellent additional potential. Advantages:

Close to shops and 8 minutes from Honfleur.

Environment: Quiet, no overlooking neighbors, unobstructed views.

Exterior: Beautiful 2,544 m² plot and private south-facing terrace.

Comfort: Fitted kitchen, pellet stove, ample storage.

Bonus: Garage with a convertible attic.

A house not to be missed!

Contact your real estate consultant specializing in the Honfleur area.

Asking price: €390,000 (seller's fees included)

Energy rating: D

Information on the risks associated with this property is available on the Géorisques website:

www.georisques.gouv.fr

Coldwell Banker Alcapa Invest - SIREN 793 427 386

Géraldine Bernardin - Real Estate Agent - Sole Proprietorship - RSAC No. 820172807

FEATURES

Property type:	Maison	Area:	110.0 m ²	Property tax:	€753.00
Number of rooms:	5 rooms	Number of bedrooms:	3 bedrooms		

Les informations sur les risques auxquels ce bien est exposé sont disponibles sur le site Géorisques : www.georisques.gouv.fr

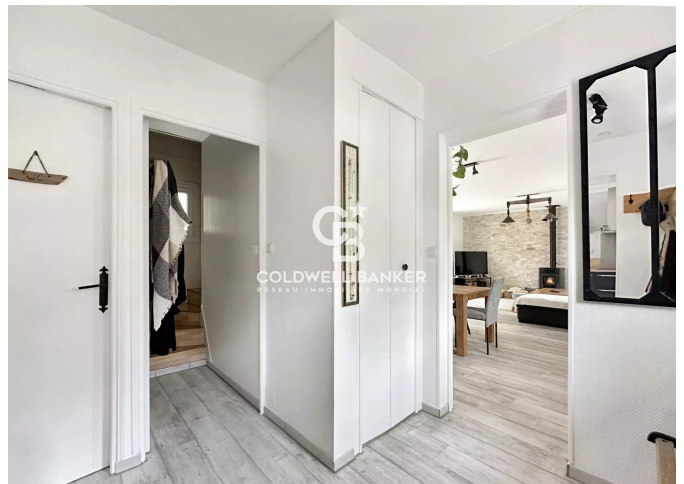
ENERGY PERFORMANCE DIAGNOSIS

Energy performance diagnosis (EPD): D 249

Greenhouse gas emissions (GHG) index: B 9



COLDWELL BANKER
EUROPA REALTY



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



PHONE : +33147220345
cbai@coldwellbanker.fr