

Maison Anglet 430 m²



PRIX DE VENTE : 3 800 000 €

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DESCRIPTION

Ideally located in the heart of the highly sought-after Cinq Cantons neighborhood in Anglet, this prestigious contemporary villa stands out for its absolute tranquility while offering a privileged living environment, just steps from shops, the golf course, and the beaches of the Basque Coast.

From the entrance, the property reveals generous volumes and a distinctly modern architectural style. The spectacular living area, flooded with natural light, is organized into multiple harmoniously designed spaces, creating a true atmosphere of conviviality.

The villa features a ground-floor master bedroom — a private suite offering both comfort and privacy. Additional sleeping areas are located upstairs.

The wellness and leisure facilities match the high-end features of the home: a spacious gym, private cinema room, and wine cellar contribute to a rare quality of life.

The outdoor spaces have been designed as true living areas: an intimate terrace, heated swimming pool, jacuzzi area, and a fully equipped summer kitchen — all set within a beautifully landscaped, low-maintenance garden.

Parking is easy and secure, providing appreciated everyday comfort.

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

Sale price: €3,800,000, including agency fees payable by the seller.

Energy performance:

Energy performance rating (DPE): B (75 kWh/m²/year)

Greenhouse gas emissions: A (2 kg CO₂/m²/year)

Estimated annual energy consumption: between €2,300 and €3,120

Information on potential risks for this property is available at: www.georisques.gouv.fr

See all our listings at hossegor.immoba.fr

CARACTÉRISTIQUES

Type de bien :	Maison	Surface :	430.0 m ²	NB de pièces :	5 rooms
NB de chambres :	4 bedrooms				

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

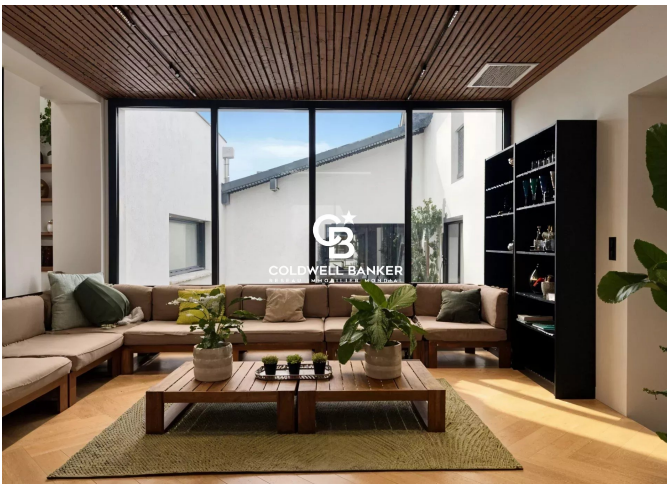
DIAGNOSTIC DE PERFORMANCE ÉNERGÉTIQUE

Diagnostic de performance énergétique (DPE) : B 75

Indice d'émission de gaz à effet de serre (GES) : A 2



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