

Maison Angresse 110 m<sup>2</sup>

---



PRIX DE VENTE : 1 360 000 €

---

EMAIL : [SURFINREALTY@COLDWELLBANKER.FR](mailto:SURFINREALTY@COLDWELLBANKER.FR)

## DESCRIPTION

Just a stone's throw from the center of Hossegor, this charming single-storey villa has been tastefully renovated and is a rare gem on the market. Ideally nestled in a peaceful residential setting, it offers the perfect lifestyle where everything can be done on foot or by bike – lake, shops, markets, cycling paths... all just minutes away.

The home features three bedrooms and a bright living area that opens onto a private, intimate garden patio with no overlooking neighbors. A separate outbuilding completes the property and offers many possibilities: guest house, home office, or studio.

This property is presented by Allison OTIN  
Energy performance diagnosis in progress.

Information regarding potential risks for this property is available on the Géorisques website:

[www.georisques.gouv.fr](http://www.georisques.gouv.fr)

Discover more listings on [IMMOBA.FR](http://IMMOBA.FR)

## CARACTÉRISTIQUES

Type de bien : Maison Surface : 110.0 m<sup>2</sup> NB de pièces : 4 rooms

---

Les informations sur les risques auxquels ce bien est exposé sont disponibles sur le site Géorisques : [www.georisques.gouv.fr](http://www.georisques.gouv.fr)

## DIAGNOSTIC DE PERFORMANCE ÉNERGÉTIQUE

Diagnostic de performance énergétique (DPE) : C 179

Indice d'émission de gaz à effet de serre (GES) : B 6



**COLDWELL BANKER**  
**EUROPA REALTY**



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



TÉL : +33558973985  
[surfinrealty@coldwellbanker.fr](mailto:surfinrealty@coldwellbanker.fr)