

Maison Bègles 102 m²



PRIX DE VENTE : 483 000 €

13 cours Tournon
France, 33000, Bordeaux



TÉL : +33557340139
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DESCRIPTION

Coldwell Banker is pleased to present this contemporary 102 m² house built in 2023, in perfect condition, with carefully chosen finishes.

The living area reveals a beautiful reception space bathed in light, enhanced by an open, fully equipped kitchen designed with high-quality materials. A warm and convivial place, ideal for entertaining with ease.

The sleeping area offers two magnificent master suites, each with its own shower room, private toilet and large dressing room, guaranteeing comfort and privacy for each occupant.

At the front, a large 70 m² terrace, fully secured by an electric gate, offers great versatility: easy parking for two vehicles and a pleasant outdoor space for enjoying lunches in the sun.

At the rear, a more intimate terrace, directly accessible from the bedrooms, naturally extends the relaxation area in a peaceful and private setting.

A property to discover quickly!

Contact Corinne Prémont.

Independent Sales Agent.

RSAC: 384152203 RCP: 127 100 479

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DPE A (50) GES A (1)

550 € et 800 € par an Annual energy expenses pending.

Fees payable by the buyer. Sale price €483,000, fees of €23,000 or 5%, seller net €460,000.

Our properties on IMMOBA.

CARACTÉRISTIQUES

Type de bien :	Maison	Surface :	102.0 m ²	NB de pièces :	3 rooms
NB de chambres :	2 bedrooms				

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

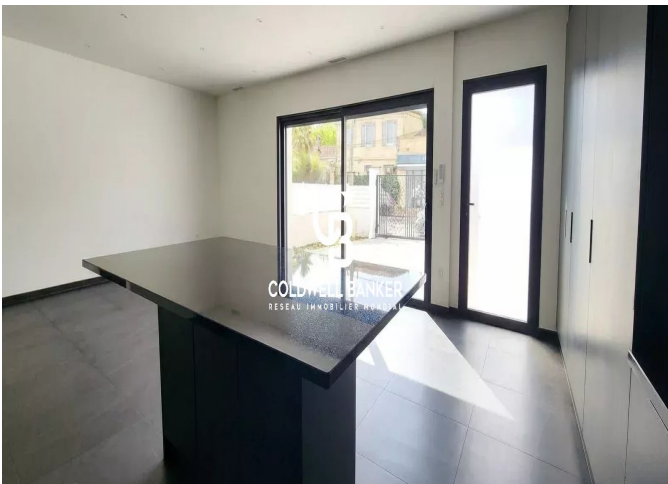
DIAGNOSTIC DE PERFORMANCE ÉNERGÉTIQUE

Diagnostic de performance énergétique (DPE) : A 50

Indice d'émission de gaz à effet de serre (GES) : A 1



COLDWELL BANKER
EUROPA REALTY



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