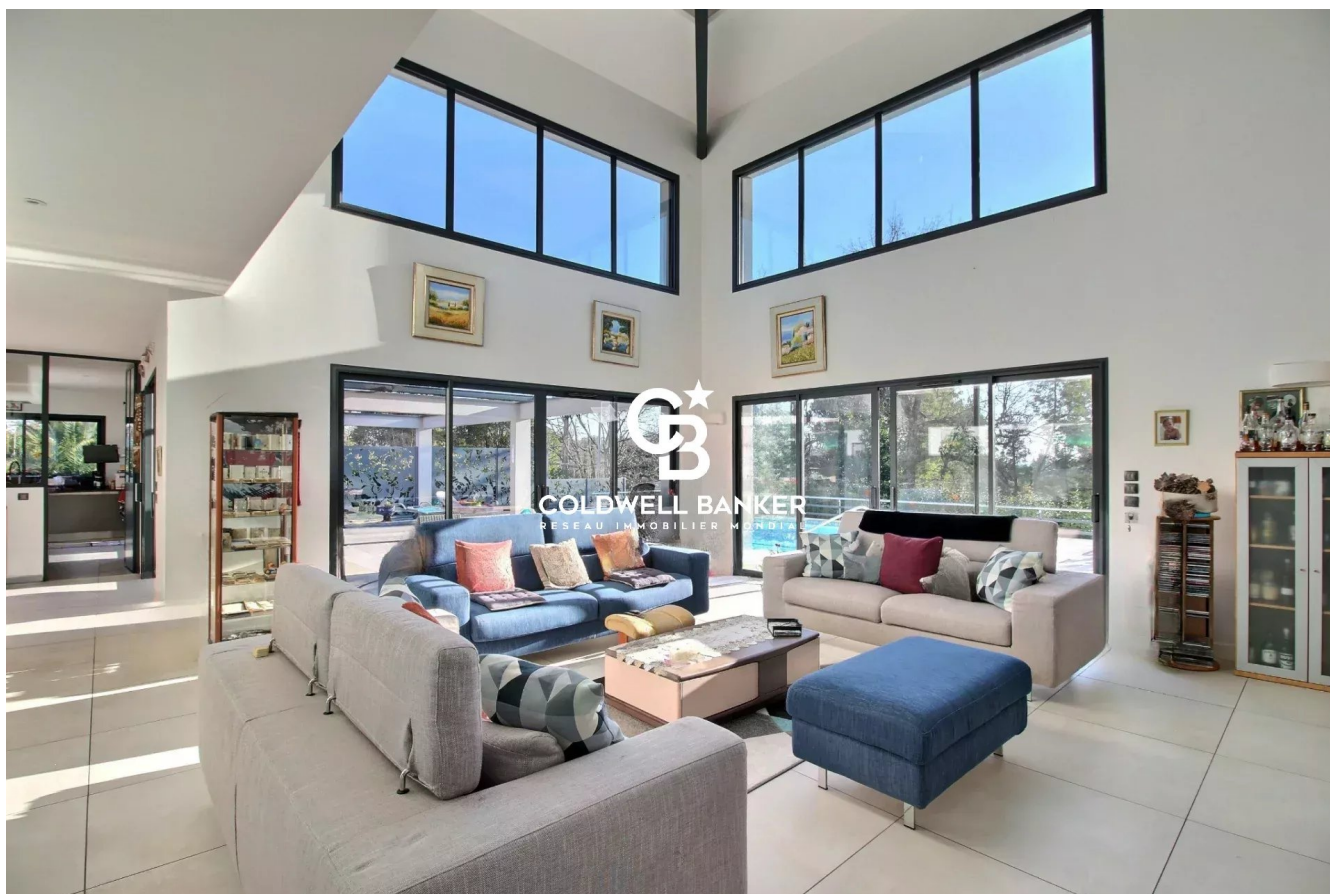


Maison Bordeaux 271 m²



PRIX DE VENTE : 999 500 €

EMAIL : IMMOBA@COLDWELLBANKER.FR

DESCRIPTION

Set within a beautifully landscaped and tree-lined plot, this recent contemporary home stands out for the quality of its design, generous volumes and everyday comfort.

Bright and open reception areas extend naturally onto spacious terraces and a swimming pool, creating a seamless indoor-outdoor lifestyle. The interior layout offers several suites, a dedicated office space and an impressive mezzanine, adding both character and a sense of space.

The property benefits from modern features designed for smooth and comfortable living, complemented by discreet and functional ancillary spaces.

A confidential residence, ideal for buyers seeking tranquillity, modernity and an exceptional quality of life near one of the famous wine roads de Graves and only 20 minutes from the Saint Jean train station.

Full details and additional information available upon request.

For more information, please contact Anastasiya GRALLIEN 06 42 87 74 52

CARACTÉRISTIQUES

Type de bien :	Maison	Surface :	271.0 m ²	NB de pièces :	7 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

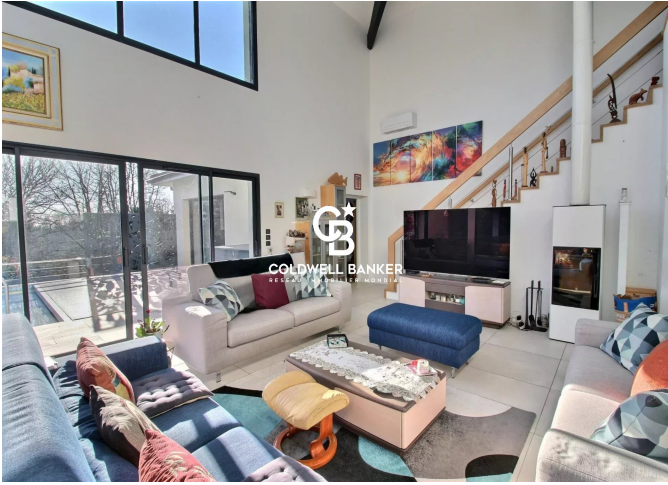
DIAGNOSTIC DE PERFORMANCE ÉNERGÉTIQUE

Diagnostic de performance énergétique (DPE) : A 59

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



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