

Maison La Teste-de-Buch 120 m²



PRIX DE VENTE : 3 480 000 €

EMAIL : IMMOBA@COLDWELLBANKER.FR

DESCRIPTION

Villa on the second line comprising a living room, kitchen, five bedrooms and two shower rooms. Outside, a terrace offers a panoramic view of the Banc d'Arguin and Cap Ferret.
Possibility to build a swimming pool and extend the villa.

Energy performance:

DPE: 268 kWhEP/m²/year (E) / GES: 10 kg CO₂/m²/year (B)

Estimated annual energy costs: between €2,160 and €2,950.

Sale price: €3,480,000

Agency fees of €100,000 (2.95%) are payable by the buyer.

For further information, please contact Arnaud Fourton, Independent Sales Agent

RSAC No. 833 157 878 – RCP No. AACI/8431/13054.

Find all our properties on IMMOBA.

Information on the risks (natural, mining, technological) to which this property is exposed is available on the Géorisques website: georisques.gouv.fr.

CARACTÉRISTIQUES

Type de bien :	Maison	Surface :	120.0 m ²	NB de pièces :	6 rooms
NB de chambres :	5 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) : E 268

Indice d'émission de gaz à effet de serre (GES) : B 10

