

Maison Château-d'Olonne 180 m²



PRIX DE VENTE : 1 491 000 €

EMAIL : IMMOBILIERE@COLDWELLBANKER.FR

DESCRIPTION

Nestled in the heart of the exclusive "Domaine de la Pironnière," the most sought-after district of Les Sables d'Olonne, this villa is a masterclass in discreet luxury. Here, the value lies in the perfection of the craftsmanship and the immediate proximity to the Atlantic Ocean.

A "Signature" Renovation

Beyond standard renovations, this 180 sqm residence has been entirely reimagined with high-end materials and meticulous attention to detail. The 48 sqm living area is designed as a sophisticated, sun-drenched sanctuary, centered around a character fireplace. It offers an intimate and warm atmosphere where luxury is felt in every finish.

Living Between Sky and Sea

The indoor space flows naturally onto a spectacular 50 sqm suspended terrace, conceived as an outdoor lounge. Overlooking the maritime pines, it provides an uninterrupted 180° view of the coastline. On exceptionally clear days, the horizon reveals a glimpse of the distant Île de Ré—a rare privilege for the most beautiful days of the year.

Perfect Layout & Serenity

Sleeping Quarters: 5 spacious bedrooms, including a master suite designed as a private retreat.

The Grounds: A secluded, landscaped garden with total privacy, featuring a perfectly integrated heated swimming pool.

Amenities: A rare 56 sqm garage and three private parking spaces, providing ample storage and convenience.

The Bottom Line: More than just a villa, this is a confidential address just steps from the ocean. Its flawless renovation and absolute tranquility make it a unique opportunity for those seeking a refined and preserved coastal lifestyle.

"Risk information available on the Géorisques website: www.georisques.gouv.fr"

CARACTÉRISTIQUES

Type de bien :	Maison	Surface :	180.0 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

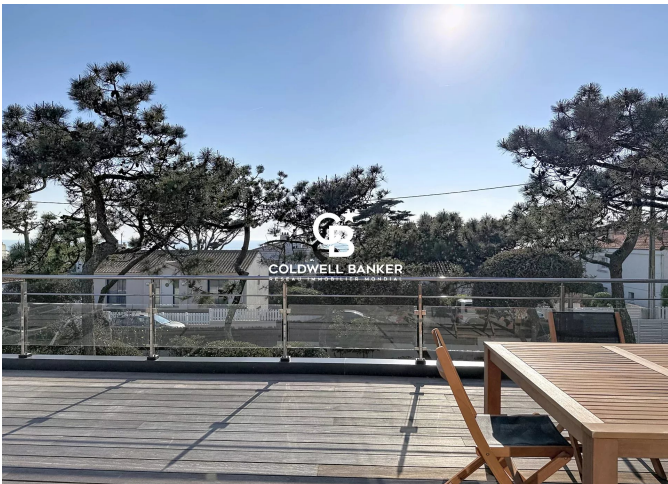
DIAGNOSTIC DE PERFORMANCE ÉNERGÉTIQUE

Diagnostic de performance énergétique (DPE) : C 143

Indice d'émission de gaz à effet de serre (GES) : A 5



COLDWELL BANKER
EUROPA REALTY



22 Cours National Michel BARON
France, 17100, Saintes



TÉL : +33546977797
immobiliere@coldwellbanker.fr