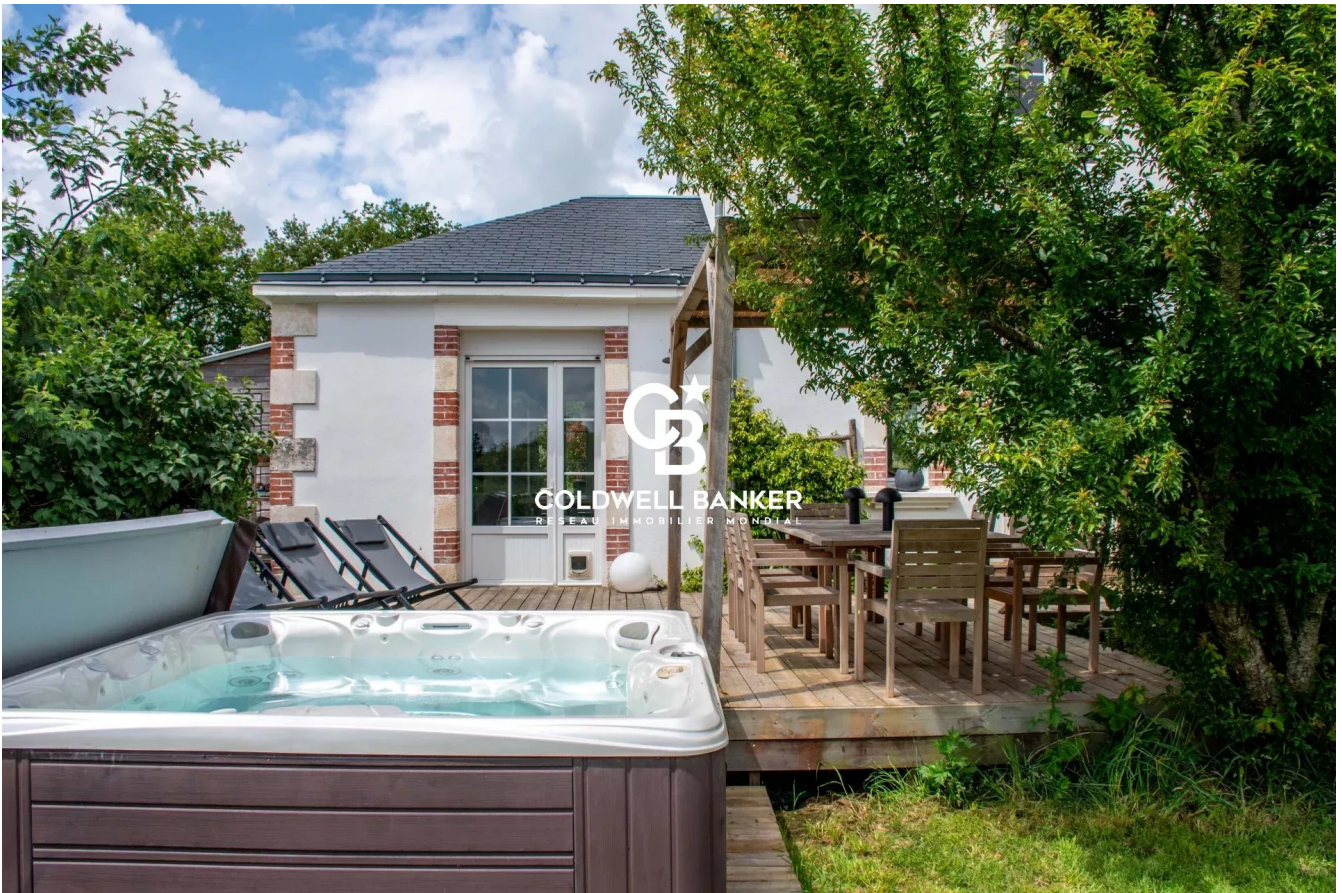


Maison Grosbreuil 425 m<sup>2</sup>

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PRIX DE VENTE : 1 190 000 €

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

EXCLUSIVITÉ

## DESCRIPTION

Just 20 minutes from the ocean, this cottage is an invitation to relaxation and conviviality.

The house and cottage, measuring 189 and 215 square meters respectively, offer spacious, bright, and warm rooms that can accommodate up to 18 guests (9 bedrooms, 7 of which have their own bathroom).

The property has been renovated with a view to blending in perfectly with its surroundings. The work of a renowned architect on the 18th-century hunting lodge and the wellness touch of the two owners, who have made this site a real cocoon for getting together, chatting and breathing, all contribute to creating this unique atmosphere.

All the amenities are in place to guarantee you a high-end lifestyle with the advantages of rural living: indoor heated swimming pool, 5-person spa, ample parking, no neighbors...

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

## CARACTÉRISTIQUES

Type de bien :	Maison	Surface :	425.0 m <sup>2</sup>	Taxe foncière :	€1.00
NB de pièces :	13 rooms	NB de chambres :	9 bedrooms		

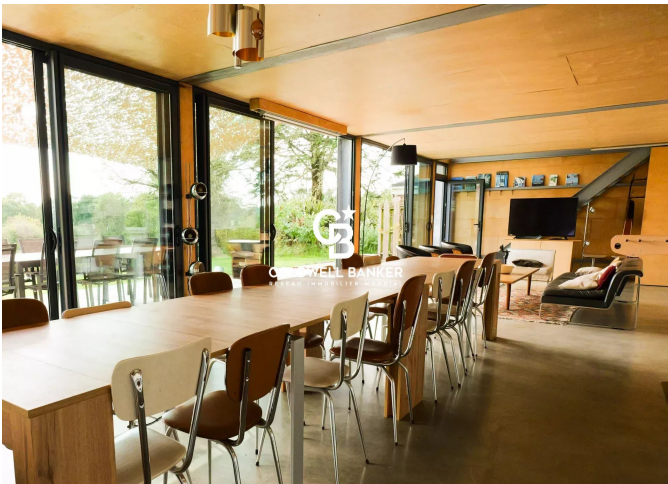
Les informations sur les risques auxquels ce bien est exposé sont disponibles sur le site Géorisques : [www.georisques.gouv.fr](http://www.georisques.gouv.fr)

## DIAGNOSTIC DE PERFORMANCE ÉNERGÉTIQUE

Diagnostic de performance énergétique (DPE) : C 105



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