

Maison L'Île-d'Olonne 129 m²



PRIX DE VENTE : 617 000 €

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DESCRIPTION

Located just a stone's throw from the marina and the town center, this traditionally built 129 sq. m. house comes with structural damage insurance coverage until 2032 and offers an ideal lifestyle. Thanks to the cycle path right outside the house, beaches, schools, and shops can be reached entirely by bike.

Living space and ground floor:

The ground floor features a bright living area with an open-plan kitchen, a pantry, and a veranda. There is also an independent studio equipped with a kitchenette and an en-suite shower room with toilet. This space can easily be converted into a ground-floor master suite to suit your needs.

Sleeping area:

Upstairs, the family space consists of three bedrooms. One of them benefits from its own private shower room. An independent shower room and a toilet complete this level.

The exterior:

A well-maintained, low-maintenance outdoor area hosts a 3.3 by 6.3 meter heated swimming pool surrounded by a pleasant wooden terrace, highlighted on the visuals. A lock-up garage completes the property.

A well-maintained, traditionally built house that is completely move-in ready.

Contact us to arrange your viewing.

CARACTÉRISTIQUES

Type de bien :	Maison	Surface :	129.0 m ²	NB de pièces :	5 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

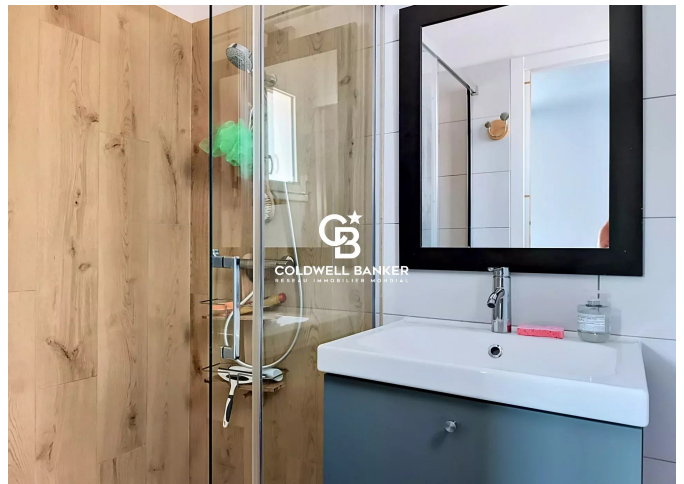
DIAGNOSTIC DE PERFORMANCE ÉNERGÉTIQUE

Diagnostic de performance énergétique (DPE) : A 52

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



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