

€ 247 000

Buying maison en pierre

6 rooms

Surface : 142 m²

Surface of the living : 38 m²

Surface of the land : 800 m²

Year of construction : 1800

Exposition : Ouest

View : Dégagée

Hot water : Electrique

Inner condition : Excellent

External condition : Neuf

Couverture : tiles

Amenities :

jacuzzi spa, double glazing,

Buanderie, calm

4 bedroom

1 terrace

1 bathroom

1 shower

2 WC

3 garages

4 parkings

1 cellar

Energy class (dpe) : C

Emission of greenhouse gases

(ges) : A

Fees and charges : Rés.T.T.C

247 000 € agency fees 4,86% à the



Maison en pierre Lesparre-Médoc

SAINT-GERMAIN D'ESTEUIL (33340): Beautiful stone house, fully renovated with taste. With a living area of 142 m², this stone house has many advantages. Composed on the ground floor of a large living room and its open fitted kitchen totaling a surface area of approximately 56 m², ideal for entertaining in all seasons with its direct access to the covered terrace. A single-story master suite includes a dressing room, bathroom with double sinks, and a sleeping area. A separate toilet completes the ensemble. A second bedroom with direct access to the exterior (spa area). A laundry room. Upstairs: a landing provides access to two bright bedrooms as well as an office, a shower room and a separate toilet. Attached and communicating garage. About the exteriors: - a covered tiled terrace, - a relaxation area with a spa corner - a well-maintained, enclosed garden - outbuildings including a carport and two other garage areas in addition to the first garage attached to the house: possibility of parking three vehicles under cover. Ref. : 880V667M - Mandat n°0190



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Code NAF 6831Z - SIRET 927 735 498 00010 - Garantie financière : Gestion immobilière GALIAN ASSURANCES 89 rue de la Boétie 75008 Paris
08 Montant de la garantie 200000E Transaction sur immeubles et fonds de commerce Peut recevoir des fonds GALIAN ASSURANCES 89 rue de la Boétie 75008 Paris 08 Montant de la garantie 120000E - Document non contractuel - *prix F.A.I.