

349 500 €

For sale house

Surface : 166 m²

Surface of the living : 53 m²

Surface of the land : 1310 m²

Year of construction : 2008

Exposition : Est ouest

View : Jardin

Hot water : Electrique

Inner condition : excellent

External condition : good

Couverture : tiles

Features :

pool, Bedroom on ground floor, double glazing, Automatic gate, calm

3 bedroom

1 terrace

1 bathroom

1 shower

1 WC

1 garage

Legal information

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Fees paid by the owner, no current procedure, information on the risks to which this property is exposed is available on georisques.gouv.fr



House 169 Langon

10 minutes from LANGON, Sauternais, quiet. Very beautiful contemporary single-storey house from 2008 offering 166 m² of living space. Entrance, fully equipped kitchen opening onto the living room/lounge for approximately 60 m², storeroom, master suite (bedroom, dressing room, shower room with WC), two large bedrooms with cupboards, bathroom with shower, WC, veranda with reversible air conditioning, summer kitchen with fireplace. Double tiled garage of 30 m². Swimming pool with UV protection. Electric roller shutters, underfloor heating by heat pump, reversible air conditioning in the master suite. Mains drainage, automatic gate. Land of approximately 1300 m².

Energy class (dpe) : C - Emission of greenhouse gases (ges) : A
Estimated annual energy between 1260 and 1760 € (reference year 2021)
Document non contractuel - 21/12/2024



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