

Property presentation

SOLE AGENT - SOLD - - BEAUTIFUL CONTEMPORARY HOUSE 5 BEDROOMS - 285 sqm - TERRACE 105 sqm - HEATED SWIMMING POOL - DOUBLE GARAGE - LAND 940 sqm. Ideally located in a dead end in a calm and green setting, close to shops, transport..., this beautiful contemporary house offers you on the ground floor: a large entrance hall, a large living room of 55 sqm with its fireplace, giving access to the terrace and the swimming pool, a fitted and equipped family kitchen, a laundry room, a bedroom with its shower room, wc. Upstairs, a landing serving 4 bedrooms including a master suite with its bathroom (balneo bath and shower), its WC and its dressing room, a bathroom/wc, a home cinema/games room. Attic. Double garage and 3 parking spaces, an underground wine cellar. Technical room of around 20 sqm. Underfloor heating (heat pump) ground floor and first floor. To discover absolutely! (4.00 % fees incl. VAT at the buyer's expense.)

Further information

o Reference: 555320-9

City: NantesRooms: 7

o Bedrooms : 5

Bathrooms : 2Shower rooms : 1

o Restrooms: 3

o Kitchen: Aménagée / Équipée

Floor: 0Levels: 2

o Surface : 285m² *

Land surface : 940m² *

Heater : Individuel, PompeChaleur, Au SolWarm water system : Ballon électrique

o Style: Années 2000

o Sanitation : Tout à l'égout

o Parkings : 3

o Parking type: 0

 Facilities: Swimming pool - Balcony - Wooden floor - Air conditioner -Balcony

Cellars : 1Attic : Oui

Double living room : OuiExposure : Sud-ouest

• External condition : Très bon

 $\circ \ \mbox{Windows type}: \mbox{PVC Double Vitrage}$

o Shutters: Roulants électriques

o Roof: Ardoises

Roof state : TRES BON ETAT General condition : Excellent

School access : 5kmSea distance : 70kmPrice : 1 034 800 €

Energy expenditure



