

Buy House 5 room(s) 119 m2  
Saint-Malo (35400)

720 000 €  
6094-8



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### Property presentation

SAINT-MALO - New 5-room house - 119.60 sqm - 563 sqm plot - Garage and parking In a green and preserved setting, close to nature, discover this detached house with high-end services. Nestled in a charming hamlet on the outskirts of Saint-Malo, it offers quick access to shops, health facilities, economic centers and transport. With refined architecture, this 5-room house seduces with the subtle combination of noble and sustainable materials, notably its natural stone facade. Its interior, designed for well-being and functionality, offers bright and harmonious spaces. Optimized layout: - Ground floor: Entrance with closet, large living room of 50sqm with open kitchen, bathed in light and facing south and west, two bedrooms, shower room with WC. - Upstairs: a master suite with its dressing room and private shower room, another bedroom with private shower room. Separate toilet. - Annexes: Independent garage and garden of 405 sqm An attractive location: - Transport: Bus line nearby and TGV

station 10 minutes by car - Accessibility: Immediate access to the interchange for Rennes (50 min) and Dinan (25 min) - Proximity: Shopping centers, business park and future hospital 2 minutes away Direct promoter price - Reduced notary fees - Free access - PTZ possible (The zero-interest loan with a duration of 20, 22 or 25 years. If you have not been the owner of your main residence during the last 2 years preceding the loan). Find all the information relating to risks on [www.georisques.gouv.fr](http://www.georisques.gouv.fr) Non-contractual photos - Development suggestions

#### Further information

- Reference : 6094-8
- City : Saint-Malo
- Rooms : 5
- Bedrooms : 4
- Shower rooms : 2
- Restrooms : 2
- Floor : 0
- Levels : 1
- Surface : 119m<sup>2</sup> \*
- Land surface : 563m<sup>2</sup> \*
- Heater : Individuel, PompeChaleur, Au Sol
- Parkings : 1
- Garages : 1
- Parking type : 0
- Exposure : Sud
- Price : 720 000 €

#### Energy expenditure



