

Buy Apartment 4 room(s) 91 m2
Orgères (35230)

360 000 €
60337-31



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Property presentation

ORGÈRES - 91.50sqm South West facing 4-room apartment - 3rd floor - elevator - 20.80sqm terraces - garage and parking Ideally located south of Rennes Métropole, in the charming town of Orgères, this elegant 4-room apartment invites you to discover a refined living environment, combining modernity, brightness and practicality. Nestled on the 3rd and top floor of a contemporary residence with elevator and secure access, this property benefits from a privileged location in the immediate vicinity of shops, schools and services. A well thought-out and functional configuration: Facing due southwest, this apartment bathed in natural light offers generous and well-appointed spaces: Welcoming entrance with built-in cupboard and hallway. Spacious living room with open fitted kitchen, opening onto two sunny terraces of 11.80 sqm and 9 sqm, perfect for enjoying moments of relaxation outdoors. Three comfortable bedrooms, including a master suite with private bathroom. A

second bathroom, equipped with double sinks. Separate toilet. A clever storeroom, offering additional storage space. This property comes with amenities and services that guarantee comfort and peace of mind on a daily basis: A secure garage in the basement, ideal for protecting your vehicle. A private parking space for your guests or a second vehicle. A construction that complies with RT2020 standards, offering excellent energy performance and optimal thermal comfort. Information on the risks to which this property is exposed is available on the Géorisques website: www.georisques.gouv.fr
Condominiums of 17 units. Annual expenses : 1310 euros.

Further information

- Reference : 60337-31
- City : Orgères
- Rooms : 4
- Bedrooms : 3
- Shower rooms : 2
- Restrooms : 1
- Floor : 3
- Levels : 1
- Surface : 91m² *
- Heater : Individuel, Radiateur
- Style : Contemporain
- Sanitation : Tout à l'égout
- Parkings : 1
- Garages : 1
- Parking type : 0
- Facilities : Elevator - Balcony
- Exposure : Sud-ouest
- Windows type : Double Vitrage
- Price : 360 000 €

Energy expenditure

CONSOMMATION ÉNERGÉTIQUE

Logement économe Logement



Logement énergivore

ÉMISSIONS DE GES

Faible émission de GES Logement



Forte émission de GES