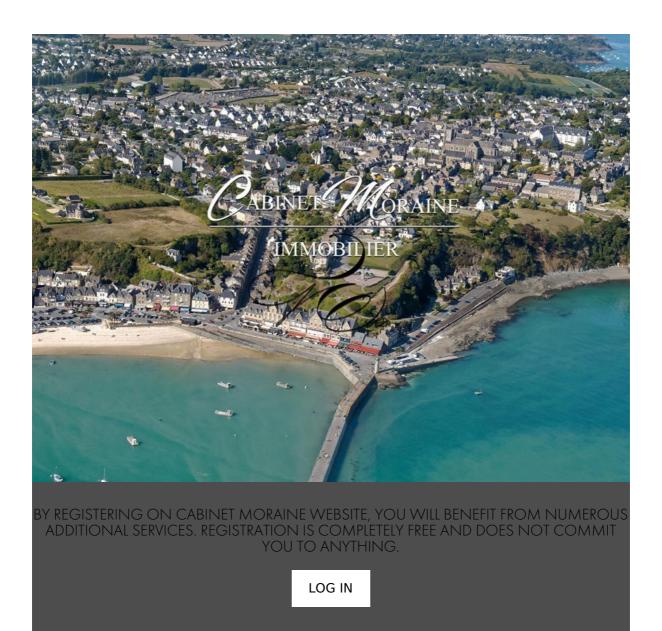
Buy Lot room(s) 457 m2 Cancale (35260) 246 280 € 56701-5



## Property presentation

Cancale - Close to the beach and town center - Serviced building land of 457 m2 Only 6 minutes walk from the beach of Port Briac and 10 minutes from the town centre, located in a quiet area without nuisance - Port-Briac sector - land of 457sqm fully serviced (electricity, water, fiber, collective sanitation) in a small housing estate with public lighting, free of builder or not. All facilities are provided nearby: games for children, green spaces, gym... (no sea view) Information on the risks to which this property is exposed is available on the Georisques website: <u>www.georisques.gouv</u>. fr <u>www.immobilier-moraine.fr</u> 02 99 32 43 86. (4.80 % fees incl. VAT at the buyer's expense.) Further information
Reference : 56701-5
City : Cancale
Levels : 1
Surface : 457m<sup>2</sup> \*
Land surface : 457m<sup>2</sup> \*
Price : 246 280 €

ergy expenditure		
CONSOMMATION ÉNERGÉTIQUE	ÉMISSIONS DE GES	
Logement économe Logement	Faible émission de GES Logement	
< 50 A	< 5 A	
51 à 90 B	6à10 <b>B</b>	
91.0	11.0	
Non applicable	Non applicable	
231 à 330 E	36 à 55 E	
331 à 450 F	56 à 80 F	
> 450 G	> 80 G	
Logement énergivore	Forte émission de GES	