

Buy Apartment 3 room(s) 52 m2  
Dinard (35800)

321 000 €  
55683-B104



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### Property presentation

DINARD - 2-Bedroom Apartment - 52.36 sq m - South Facing - 1st Floor with Elevator - 9.58 sq m Terrace - Secure Underground Parking - Notary Fees Included. Ideally located 800 meters from Prieuré Beach, close to shops and the famous Promenade du Clair de Lune, this 2-bedroom apartment of 52.36 sq m, nestled on the first floor of a beautiful contemporary residence with elevator, offers a bright and functional living environment. Facing south, it comprises an entrance hall with a closet, a living room with an open-plan fitted kitchen, opening onto a sunny 9.58 sq m terrace. The sleeping area includes two bedrooms, a shower room, and a separate toilet. Equipped with gas heating, this property benefits from secure access via badge and video intercom, as well as secure underground parking. Perfect for a primary residence, a seaside getaway, or a rental investment. Developer price - Notary fees included. Information on the risks to which this property is exposed is available on the

Géorisques website: [www.georisques.gouv.fr](http://www.georisques.gouv.fr). Photos are for illustrative purposes only -  
Layout suggestions.

Condominiums of 44 units. Annual expenses : 753 euros.

#### Further information

- Reference : 55683-B104
- Loi Pinel : Oui
- City : Dinard
- Rooms : 3
- Bedrooms : 2
- Shower rooms : 1
- Restrooms : 1
- Kitchen : Aménagée
- Floor : 2
- Levels : 1
- Surface : 52m<sup>2</sup> \*
- Heater : Individuel, Gaz, Radiateur
- Sanitation : Tout à l'égout
- Parkings : 1
- Parking type : Sous-sol
- Facilities : Elevator - Balcony
- Exposure : Sud
- Windows type : Double Vitrage
- Price : 321 000 €

#### Energy expenditure



