



LA BAULE - DISTRICT OF TREES - Condominium villa



SELLING PRICE : €1,300,000

EMAIL : NANTESLABAULE@BARNES-INTERNATIONAL.COM

SOLE AGENCY

15 rue La Fayette
44000 Nantes



PHONE : +33272748930
nanteslabaule@barnes-international.com

14 avenue du marché
44500 La Baule

12 Grande rue
44510 Le Pouliguen

DESCRIPTION

BARNES La Baule presents this house of character within a condominium classified as remarkable heritage, ideally located in the heart of La Baule. In the immediate vicinity of the shops on Avenue de Gaulle and the beach, this property offers you an exceptional living environment.

Its beautiful, bright living space and its 5 bedrooms will allow you to receive your loved ones in comfort. This property will seduce you for year-round living or for holidays with its charm and its quiet and unobstructed outdoor space. Agency fees payable by vendor - Montant moyen de la quote-part de charges courantes 600 €/yearly

FEATURES

Type de bien:	House	Surface:	99.29 m ²	Terrain:	-
Charges:	€50.00	Périodicité des charges:	€0.00	Ascenseur:	-
Piscine:	-	Nombre de lots:	-	Taxe foncière:	€1,548.00
Parking:	-	Compléments de loyer:	-	NB de pièces:	6 rooms
NB de chambres:	5 bedrooms	Honoraire à la charge:	from the seller		

Les informations sur les risques auxquels ce bien est exposé sont disponibles sur le site Géorisques : www.georisques.gouv.fr

ENERGY PERFORMANCE DIAGNOSTIC

Diagnostic de performance énergétique (DPE) : E 281kWh/m².year

Indice d'émission de gaz à effet de serre (GES) : B kg CO₂/m².an

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