



House

SAINT LO (50)

735 000 €*

* Agency fees to be paid by the seller



308 m²



10 pièce(s)



6 chambre(s)

PROPERTY DESCRIPTION

Two kilometers from the town center of SAINT-LÔ, property built in 2012 comprising on the ground floor an entrance hall opening onto a bright living room of 82 m² with Italian tiled floors, bar/relaxation area with a billiards table, dining room opening onto a large fitted and equipped kitchen, a fitted utility room/laundry room, a bedroom, and a suspended toilet. We access the first floor by a marble staircase leading to a bedroom with access to a second room, three bedrooms of around twenty square meters each, a master suite of 48 m² with balcony (bedroom 22 m², dressing room 13.5 m², bathroom with walk-in shower 13 m²), a bathroom with walk-in shower and spa bath, a toilet. Adjoining the house, there is a double garage of 83 m², a boiler room of 22 m² and a cellar of 7 m². The services of the house are geothermal heating with three boreholes, heated floor on the ground floor and upstairs, Italian tiling, marble, alarm, ALU windows with electric shutters... The land has an area of 2,360 m² offering a terrace, a paved driveway and courtyard, an electric gate with video intercom, a covered greenhouse. Location: 30 minutes from the beaches 45 minutes from Caen Fees are the responsibility of the seller.

Le Diagnostic de Performance Energétique(DPE) a été réalisé selon une méthode valable mais non fiable et non-opposable.

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

** ENGLISH SPEAKERS: please note that Capifrance has an international department that can help with translations. To see our range of 20,000 properties for sale in France, please visit our Capifrance website directly. We look forward to finding your dream home!



Jean-François ROUGÉ

SAINT-LO (50000)

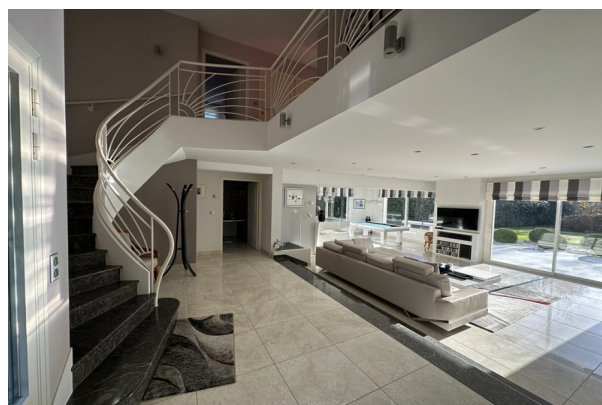
Agent

RSAC : 498 903 921 00043

Courts service city :
COUTANCES

(+33)6 28 01 75 04

LE BIEN EN IMAGES



DETAILS

GENERAL

Reference 839418
Property type House
Year of construction 2012
Exposure South
View Vue sur Jardin

SURFACES

Living space 308 m²
Living room surface 82 m²
Land surface 2360 m²

COMPOSITION

Number of rooms 10
Number of bedrooms 6
Number of bathrooms 1
Toilets count 2
Washrooms 1
Balcony 1
Terrace 1

DPE/GES

DPE 39
GES 1

APPENDIX

Parking garage
Garage 2
Cellar 1
Videophone Oui

SERVICES

Heater géothermie
Kitchen aménagée



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SAS au capital de 100.000 euros

Ces éléments sont donnés à titre indicatif et de bonne foi et n'ont aucune valeur contractuelle