

5 Bedroom house with pool in Gujan Mestras.



INFORMATION

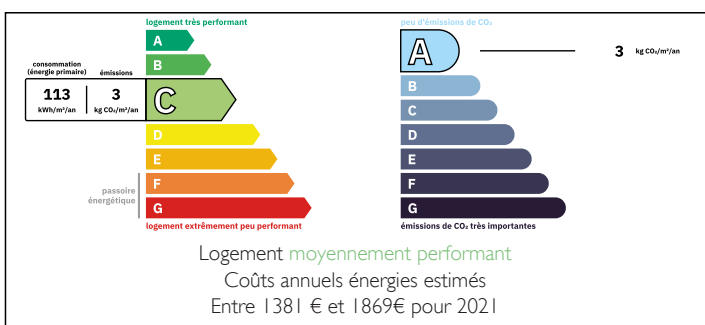
Town:	Gujan-Mestras
Department:	Gironde
Bed:	5
Bath:	3
Floor:	200 m2
Plot Size:	1323 m2

IN BRIEF

Beautiful 5 bedroom house with a pool in Gujan
Mestras close to Arcachon and Bordeaux.



ENERGY - DPE



NB. Quoted prices relate to euro transactions. Fluctuations in exchange rates are not the responsibility of the agency or those representing it. The agency and its representatives are not authorised to make or give guarantees relating to the property. These particulars do not form part of any contract but are to be taken as a general representation of the property. Any areas, measurements or distances are approximate. Text, photographs and plans, where applicable, are for guidance only. Leggett and its representatives have not tested services, equipment or facilities and cannot guarantee the same.

Particulars for off-plan purchases are intended as a guide only. Final finishes to the property may vary. Purchasers are advised to engage a solicitor to check the plans and specifications as laid out in their purchase contract with the developer.

DESCRIPTION

This stunning fully renovated property is located in the heart of the Arcachon bay area. Set in a quiet residential area it offers five bedrooms two of which are suites.

The large living/dining area has an open fully equipped modern kitchen which is flooded with light and leads onto a beautiful terrasse area which has a summer kitchen and a pergola allowing you to enjoy the outdoors in all seasons.

The hexagonal pool is surrounded by a wooden terrasse and manicured gardens.

The house is equipped with reversible airconditioning and solar panels.

There are also automatic gates and a tarmac driveway with ample parking and a carport to the side of the property.

Contact us today to organise a viewing.

Information about risks to which this property is exposed is available on the Géorisques website : <https://www.georisques.gouv.fr>

LOCAL TAXES

Taxe foncière: 2200 EUR

Taxe habitation: EUR

NOTES