



MESQUER Charming farmhouse near the beach



SELLING PRICE : Sold

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 very beautiful farmhouse which has kept its 19th century charm. Quiet and close to the beach, you will be charmed by this building renovated in 2000 with quality materials. Built on a 1300 sqm plot, it is composed as follows: Entrance, living room, dining room, kitchen and utility room, storage room. Upstairs, 2 master bedroom suites, 1 office bedroom and 2 bathrooms. In its adjoining outbuilding: 3 bedrooms, living room, open kitchen, bathroom, shower room. A 100 m² flowered and sheltered patio bodes well for beautiful and convivial evenings. Agency fees payable by vendor - Montant moyen de la quote-part de charges courantes 1,650 €/yearly

FEATURES

Type de bien:	House	Surface:	290.0 m ²	Terrain:	1245.0 m ²
Charges:	€1,650.00	Périodicité des charges:	€0.00	Ascenseur:	-
Piscine:	-	Nombre de lots:	-	Taxe foncière:	€2,284.00
Parking:	-	Compléments de loyer:	-	NB de pièces:	10 rooms
NB de chambres:	6 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) : C 118kWh/m².year

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

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