

**364 000 €**

**Contemporary house for sale**

**6 rooms**

**Surface : 191 m<sup>2</sup>**

**Surface of the living space : 42 m<sup>2</sup>**

**Surface terrain : 1271 m<sup>2</sup>**

**Année construction : 2001**

**Exposition : Sud ouest**

**Vue : Jardin**

**Eau chaude : Gaz de ville**

**Indoor condition : good**

**Outdoor condition : good**

**Couverture : slate**

**Prestations :**

calm, Bedroom on ground floor, light, double glazing, fireplace or wood burning stove, house architect and ..., Laundry room, suite

5 bedroom

1 bathroom

1 shower

2 WC

1 garage

**Classe énergie (dpe ancienne version) : C**

**Emission de gaz à effet de serre (ges ancienne version) : D**

Document non contractuel

28/04/2024 - Prix T.T.C



### Contemporary house réf. 389V1351M Dinan

Lanvallay, Beautiful architect house offering an entrance with cupboard, a kitchen with access to the garden, a living room with a fireplace, a master suite with bedroom, dressing room and fitted with SDE, 4 bedrooms, 1 with closet, a bathroom, 2 toilets including 1 with washbasin, a laundry. A garage with motorized doors and with 1 loft above, 1 yard. The whole on a closed ground, with an electric portal, of 1200 m<sup>2</sup> with a shelter of garden. Good construction, shops nearby. DPE ... Energy consumption .... Kwh / m<sup>2</sup> per year. Réf.389V1351M.

Find all our real estate listings on [www.christellemesnage.com](http://www.christellemesnage.com).

A dynamic and professional agency that responds to all your requests for sale of houses, apartments, land in the region of DINAN or for all rentals.

The agency Christelle Mesnage Real Estate welcomes you from Monday afternoon to Saturday evening for all your real estate projects in the DINAN region.

Contact the agency at 02.96.88.00.01.

Frais et charges :

364 000 € honoraires d'agence 3,85% à la charge de l'acheteur inclus



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