

Modern single-storey home, bright and well laid out



INFORMATION

Town:	Montagne
Department:	Gironde
Bed:	4
Bath:	2
Floor:	110 m ²
Plot Size:	884 m ²

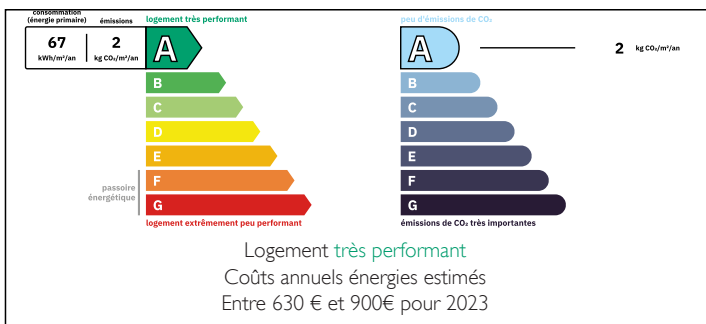
IN BRIEF

Modern single-storey home, bright and well laid out, featuring a spacious and welcoming living area with a fully equipped contemporary kitchen. It includes three bedrooms, one of which is a master suite, a modern shower room, and a separate laundry room.

Set on a private 880 m² plot with no overlooking neighbors, the property offers a well-maintained outdoor space with a terrace and pool house, as well as an insulated garage and carport. Modern features include aluminum windows, electric shutters, and fiber internet.

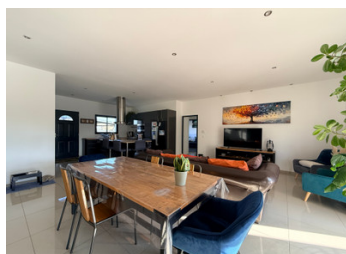
A turnkey home, comfortable and ready to move into.

ENERGY - DPE



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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

In a peaceful and pleasant setting, this recent single-storey home offers a comfortable living environment with high-quality finishes and remarkable brightness thanks to its large openings to the outside. It features a proper entrance leading to a spacious and welcoming living area with a fully equipped modern kitchen and central island, ideal for sharing moments with family or friends.

The sleeping area includes three bedrooms, one of which is a master suite, as well as a contemporary shower room with a walk-in shower. An independent laundry room completes the property, ensuring a practical and well-organized daily life. The layout is functional and perfectly maintained.

Set on a plot of approximately 880 m² with no overlooking neighbors, the property offers a well-kept outdoor space with a terrace and pool house, perfect for enjoying sunny days. You also benefit from an insulated garage and a carport, adding extra comfort. Aluminum joinery, electric roller shutters, and fiber internet are included among the features.

A turnkey home, modern and welcoming, ready to accommodate your life project.

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

LOCAL TAXES

Taxe foncière: 1217 EUR

Taxe habitation: EUR

NOTES