

New 3-room villa in the heart of Ile d'Oléron, close to beaches and shops



INFORMATION

Town:	Saint-Georges-d'Oléron
Department:	Charente-Maritime
Bed:	2
Bath:	1
Floor:	64 m2
Plot Size:	125 m2

IN BRIEF

LEGGETT IMMOBILIER INTERNATIONAL offers this new 64 m2 3-room villa with 2 parking spaces and small garden in a peaceful, well-kept landscaped setting. It features a living room with open kitchen and intimate bedrooms. Sophisticated fixtures and fittings. Comfortable indoors, but also outdoors, in the private garden. A secluded place to share and enjoy. The Domaine offers an ideal setting for families to enjoy the seaside.

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

AREA

ENTRANCE 2.52 m2

LIVING ROOM 23.92 m2

KITCHEN 4.42 m2

BATHROOM 4.93 M2

BEDROOM 1 9.50 m2

BEDROOM 2 12.08 m2

GROUND FLOOR 4.18 m2

UTILITY 2.45 m2

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

NOTES