



333 SQM STONE HOUSE - PRIMROSE AREA - SWIMMING POOL - GARAGE -
ELEVATOR



SELLING PRICE : Sold

EMAIL : BORDEAUX@BARNES-INTERNATIONAL.COM

38 cours Georges Clémenceau
33000 Bordeaux



PHONE : 05 33 09 30 89
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56 avenue de la Libération
Charles de Gaulle
33110 Le Bouscat

DESCRIPTION

Situated in the sought-after area of Primrose, this beautiful 333 sqm Louisiana style stone house offers top-of-the-range features. A majestic entrance hall with marquetry flooring leads to a huge reception room with a fireplace imported from a castle, a winter garden overlooking the terrace and the swimming pool, a fully equipped and fitted kitchen and a laundry room. Access to the first floor can be via an elevator or via the beautiful wooden staircase. On the landing there is a study/library area. The first floor is completed by 3 suites bedrooms, one of which has a terrace and a large dressing room in solid wood. The basement has been converted and fitted. A landscaped garden with a heated swimming pool, a pool house and a garage complete this property.

FEATURES

Type de bien:	House	Surface:	333.0 m ²	Terrain:	-
Charges:	-	Périodicité des charges:	-	Ascenseur:	Yes
Piscine:	-	Nombre de lots:	-	Taxe foncière:	€4,900.00
Parking:	-	Compléments de loyer:	-	NB de pièces:	10 rooms
NB de chambres:	3 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) : B 87kWh/m².year

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

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