



EXCLUSIVE - HOUSE FOR SALE - LE BOUSCAT - 3 BEDROOMS - BORDELAIS
PARK - SWIMMING POOL



SELLING PRICE : Sold

EMAIL : BORDEAUX@BARNES-INTERNATIONAL.COM

SOLE AGENCY

38 cours Georges Clémenceau
33000 Bordeaux



PHONE : 05 33 09 30 89
bordeaux@barnes-international.com

56 avenue de la Libération
Charles de Gaulle
33110 Le Bouscat

DESCRIPTION

In the immediate vicinity of the Bordelais Park, this beautiful 110 sqm elevated typical Bordeaux house called “Echoppe” has been completely renovated and equipped with air-conditioning, as well as with a fitted terrace and a swimming pool.

It comprises, on the ground floor, an entrance hall with cloakroom, an equipped open plan kitchen on street side, a large living/ dining room opening onto the terrace by large bay windows.

Upstairs, a master en-suite bedroom with a dressing room, shower room and terrace as well as two bedrooms and another shower room. Ideally located, in a quiet environment close to the Bordelais Park, shops of the “Barrière du Médoc”, schools and tram line.

FEATURES

Type de bien:	House	Surface:	110.0 m ²	Terrain:	48.0 m ²
Charges:	-	Périodicité des charges:	-	Ascenseur:	-
Piscine:	-	Nombre de lots:	-	Taxe foncière:	€1,400.00
Parking:	-	Compléments de loyer:	-	NB de pièces:	5 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) : ? Not specified

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

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