



## Maison bois éco-performante avec quasi autonomie électrique



### Στοιχεία μεσίτη

Όνομα:	ArKadia
Όνομα εταιρείας:	
Χώρα:	United Kingdom
Τηλέφωνο:	
Languages:	Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish

### Στοιχεία καταχώρησης

Ακίνητο για:	Πώληση
Τιμή:	EUR 335,000

### Τοποθεσία

Χώρα:	France
Νομός/Περιοχή/Επαρχία:	Nouvelle-Aquitaine
Πόλη:	Épargnes
Ταχυδρομικός κωδικός:	17120
Δημοσιεύθηκε:	13/03/2026

### Περιγραφή:

Eco-friendly timber house with near energy self-sufficiency – Épargnes (17)

Just 1 km from the village of Épargnes, this timber-frame house built in 2012 offers 120.5 m<sup>2</sup> of living space on over one hectare of agricultural land.

It features a bright and spacious living room with open kitchen, 3 bedrooms including a master suite with private shower room and WC, a versatile room, a utility room, a second independent shower room, and a separate WC.

Comfort and efficiency are key: reversible air conditioning in the living room, electric radiators in the bedrooms, solar-powered shutters, photovoltaic panels providing near full energy autonomy, water softener, electric gate, wooden terrace, and detached garage.

Set in peaceful surroundings with distant views of the estuary.

Perfect for a family or an eco-conscious lifestyle project, just 10 minutes from Cozes and 20 minutes from the beaches.

Κατασκευάστηκε:	2012
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### Κοινά



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Κρεβατοκάμαρες:	3
Μπάνια:	2
Τελειωμένα τετραγωνικά πόδια:	120 τ.μ
Μέγεθος αυλής:	10872 τ.μ

## Room details

Total rooms:	5
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## Energy efficiency

Energy Use (kWh/m <sup>2</sup> /year):	99
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## Building details

Parking:	Ναί
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## Lease terms

Date Available:

## Επιπλέον πληροφορίες

Link:	<a href="http://www.arkadia.com/AGHX-T717463/?utm_campaign=multicast&amp;utm_medium=web&amp;utm_source=IMLIX.COM">http://www.arkadia.com/AGHX-T717463/?utm_campaign=multicast&amp;utm_medium=web&amp;utm_source=IMLIX.COM</a>
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## Contact information

IMLIX ID:	1620586
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