



## Maison bois éco-performante avec quasi autonomie électrique



### Info Agente

Nombre:	ArKadia
Nombre empresa:	
País:	Reino Unido
Teléfono:	
Languages:	Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish

### Detalles del anuncio

Propiedad para:	Venta
Precio:	USD 393,118.51

### Ubicación

País:	Francia
Estado/Región/Provincia:	Nouvelle-Aquitaine
Ciudad:	Epargnes
Código postal:	17120
Publicado:	13/03/2026

### Descripción:

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.

Fabricado:	2012
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### Común



Dormitorios: 3  
Baños: 2  
Pies cuadrados terminados: 120 m<sup>2</sup>  
Tamaño del lote: 10872 m<sup>2</sup>

### Room details

Total rooms: 5

### Energy efficiency

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

### Building details

Parking: Sí

### Lease terms

Date Available:

### Información adicional

URL sitio web: [http://www.arkadia.com/AGHX-T717463/?utm\\_campaign=multicast&utm\\_medium=web&utm\\_source=IMLIX.COM](http://www.arkadia.com/AGHX-T717463/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM)

### Contact information

IMLIX ID: 1620586

