



## Maison contemporaine avec vue estuaire – Emplacement privilégié à Meschers-sur-Gironde



### 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 688,837.51

### Ubicación

País:	Francia
Estado/Región/Provincia:	Nouvelle-Aquitaine
Ciudad:	Meschers-sur-Gironde
Código postal:	17132
Publicado:	03/04/2026

### Descripción:

Located on the heights of Meschers, just steps from the cliffs and caves, this recent 2018 home offers a living environment combining modern comfort, brightness, and a sought-after setting.

With a living area of 119 sqm, it is arranged over two levels:

- Ground floor: entrance, 2 bedrooms, shower room, WC, utility room, and garage.
- Garden level: bright living room with open-plan kitchen, 1 bedroom with dressing room, WC, shower room, and covered terrace.

The living area, widely open to the outdoors, enjoys an unobstructed view over the estuary.

A pleasant and well-designed outdoor space: set on a 650 sqm plot, the property features a lawned garden, a south-facing terrace, estuary views, dual access (top and bottom of the plot), a secure parking area of approximately 40 sqm, and a private driveway.

Quality features: underfloor heating with heat pump, air conditioning, electric shutters.

Immediate proximity to shops, port, and beaches. Available end of September 2026.

Fabricado:	2018
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## Común

Dormitorios:	3
Baños:	2
Pies cuadrados terminados:	119 m2
Tamaño del lote:	650 m2

## Room details

Total rooms:	5
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## Energy efficiency

Energy Use (kWh/m <sup>2</sup> /year):	56
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## Building details

Parking:	Sí
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## Lease terms

Date Available:

## Información adicional

URL sitio web:	<a href="http://www.arkadia.com/AGHX-T722697/?utm_campaign=multicast&amp;utm_medium=web&amp;utm_source=IMLIX.COM">http://www.arkadia.com/AGHX-T722697/?utm_campaign=multicast&amp;utm_medium=web&amp;utm_source=IMLIX.COM</a>
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## Contact information

IMLIX ID:	1626127
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