



## Maison 5 ch. — Saint-Gelais (79) — Tout confort, aucun travaux



### Informazioni sull'Agente

Nome:	ArKadia
Nome della ditta:	
Nazione:	United Kingdom
Telefono:	
Languages:	Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish

### Dettagli dell'inserzione

Proprietà per:	Saldi
Prezzo:	USD 282,930.34

### Posizione

Nazione:	France
Stato / Regione / Provincia:	Nouvelle-Aquitaine
Città:	Saint-Gelais
Cap:	79410
Pubblicato:	06/03/2026

### Descrizione:

This detached house offers approximately 156 sqm of living space and is set on a plot of around 550 sqm. The main level features a bright living area including a lounge and dining room open to the kitchen, along with four bedrooms, a bathroom and a separate toilet.

The lower ground floor includes an additional bedroom, a shower room with toilet, a utility room, a cellar and a garage, providing extra storage and flexible space that can suit various needs.

The property has benefited from several recent improvements, including an air-to-water heat pump, external wall insulation, PVC double-glazed windows and a recent ventilation system, contributing to improved comfort and energy efficiency. The living areas are spacious and benefit from good natural light.

Outside, the property offers a garden and ample parking space, including an integrated garage and three outdoor parking spaces with permeable asphalt surfacing. Overall, the house provides practical family living with generous volumes and versatile spaces.

Costruito:	1974
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### Comune

Camere da letto:	5
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Bagni: 3  
Finito piedi quadrati: 156 mq  
Dimensione del lotto: 546 mq

## Room details

Total rooms: 6

## Energy efficiency

Energy Use (kWh/m<sup>2</sup>/year): 86

## Building details

Parking: Sì

## Lease terms

Date Available:

## Informazioni aggiuntive

URL del sito: [http://www.arkadia.com/AGHX-T715234/?utm\\_campaign=multicast&utm\\_medium=web&utm\\_source=IMLIX.COM](http://www.arkadia.com/AGHX-T715234/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM)

## Contact information

IMLIX ID: 1616054

