



## Vivre à Meschers-sur-Gironde, tout à pied...



### Informações do Revendedor

|                  |  |
|------------------|--|
| Name:            | ArKadia  |
| Nome da Empresa: |  |
| País:            | Reino Unido  |
| Telefone:        |  |
| Languages:       | Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish |

### Detalhes do anúncio

|               |                |
|---------------|----------------|
| Imóveis para: | Venda          |
| Preço:        | USD 564,151.94 |

### Localização

|                        |                      |
|------------------------|----------------------|
| Country:               | França               |
| State/Region/Province: | Nouvelle-Aquitaine   |
| Cidade:                | Meschers-sur-Gironde |
| CEP:                   | 17132                |
| Adicionado:            | 02/04/2026           |

Informação adicional:

Charming 1950s Home with Modern Comfort – Prime Location Between Town and Beach

Ideally situated just a short walk from the town center and the sandy shores of Nonnes Beach, this beautifully updated 1950s home blends timeless charm with contemporary comfort.

With approx. 160 m<sup>2</sup> of living space over two levels, the property offers multiple layout options to suit your lifestyle.

On the garden level: a welcoming entrance hall, cozy living room, fully equipped kitchen, two bedrooms, a modern shower room, WC, a cellar, and a spacious garage.

Upstairs: a stunning 42 m<sup>2</sup> sun-filled living area, second kitchen, two additional bedrooms, shower room, and WC — perfect for creating a self-contained guest suite, home office, or seasonal rental.

The home has been fully renovated with care and quality: reversible air conditioning, new plumbing and electrics, full insulation, modern kitchens and bathrooms, and a refreshed roof. Everything is ready for comfortable living from day one.

Outside, the large terrace and generous garden offer the perfect canvas to create your own green oasis — ideal for relaxing or entertaining on warm summer evenings.



A rare opportunity to own a versatile, move-in-ready home in a sought-after location — right in the heart of town, just minutes from the beach.

Construído: 1950

## Comum

Quartos de dormir: 4  
Banheiro: 2  
Pés quadrados acabados: 160 m<sup>2</sup>  
Tamanho do lote: 561 m<sup>2</sup>

## Room details

Total rooms: 8

## Energy efficiency

Energy Use (kWh/m<sup>2</sup>/year): 135

## Building details

Parking: Sim

## Lease terms

Date Available:

## Informação adicional

URL do site: [http://www.arkadia.com/AGHX-T662002/?utm\\_campaign=multicast&utm\\_medium=web&utm\\_source=IMLIX.COM](http://www.arkadia.com/AGHX-T662002/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM)

## Contact information

IMLIX ID: 1510860

