



Sole agent – Flat - Bordeaux Labottière/Barrière du Médoc area – Car park.



SELLING PRICE : €650,000

EMAIL : BORDEAUX@BARNES-INTERNATIONAL.COM

SOLE AGENCY

38 cours Georges Clémenceau
33000 Bordeaux



PHONE : +33533093089
bordeaux@barnes-international.com

56 avenue de la Libération
Charles de Gaulle
33110 Le Bouscat

DESCRIPTION

This renovated flat is located on the 3rd floor with elevator of a beautiful residence, in a quiet street of the Labottière/ Barrière du Médoc area. An entrance hall distributes, on one side, a living room overlooking a loggia, a dining room, a separated kitchen and its pantry/ laundry room, and on the other side, the night area with three bedrooms, a bathroom, a shower room and a dressing room.

This very bright flat is ideally located. A cellar and a parking space complete this property close to the Tram D line and shops of the Medoc barrier.

For any information Contact Diane GERMAIN +33 6 07 73 49 00

FEATURES

Type de bien:	Apartment	Surface:	114.85 m ²	Terrain:	-
Charges:	€300.00	Périodicité des charges:	€0.00	Ascenseur:	Yes
Piscine:	-	Nombre de lots:	191	Taxe foncière:	€2,212.00
Parking:	-	Compléments de loyer:	-	NB de pièces:	5 rooms
NB de chambres:	3 bedrooms	Honoraire à la charge:	from the seller		

Les informations sur les risques auxquels ce bien est exposé sont disponibles sur le site Géorisques : www.georisques.gouv.fr

ENERGY PERFORMANCE DIAGNOSTIC

Diagnostic de performance énergétique (DPE) : C 141kWh/m².year

Indice d'émission de gaz à effet de serre (GES) : C kg CO₂/m².an

Estimated amount of annual energy expenditure for standard use:
entre \$1,330.00 et \$1,890.00

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