

## Price on request

### Contact agency

#### Scandimmo

143 boulevard René Cassin

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### For sale house

4 rooms

Surface : 73 m²

Surface of the living : 29 m²

Surface of the land : 65 m²

Year of construction : 2007

View : Dégagée

Hot water : Electrique

Inner condition : GOOD

External condition : GOOD

### Features :

POOL, CALM, Walking distance to shops, double glazing, fireplace, No opposite

3 bedroom

1 terrace

2 bathrooms

2 WC

1 parking

1 cellar

Energy class (dpe) : E

Emission of greenhouse gases (ges) : B

Document non contractuel

03/09/2025 - Prix T.T.C



## House Port-en-Bessin-Huppain

A lovely terraced house for sale in the Green Beach estate by the sea, near Bayeux. The property is lush and has a large swimming pool, making it a popular choice for tourists (seasonal rentals are easy, especially between Easter and September). Need more information? Call 07 83 38 47 09 or fm@franskbolig.fr. Access to all amenities on foot in the village of Port-en-Bessin. A very beautiful part of Normandy, steeped in history, and with magnificent beaches offering plenty of activities for young and old. The house consists of a large living room with an open kitchen on the ground floor, a bedroom, and a shower room with a toilet. On the second floor, there are two bedrooms and a shower room with a toilet. Plenty of storage space. A cellar and parking space are available. Heating by electric radiators and fireplace. Individual hot water. It is one of the most spacious houses on the estate. Pleasant, bright 17 m2 terrace on the ground floor, with a small 48 m2 garden. The communal pool is heated. Charges include water and electricity (common and individual areas), property tax for the common areas, insurance for the common areas, property manager fees, administrative costs for the operation of the AFUL (Association of Public Health Authorities) which manages the areas of the estate, among other things, costs related to equipment including the heated pool, etc. Current charges are €1525 per quarter, but include an abnormally high provision



Fees and charges :

Annual current expenses 4 584 €

Well condominium

www.annoncefrance.immo

46 lots in the condominium