

997 500 €

Contact agency

**ANTONY VESQUE IMMOBILIER**

3 rue Alexis Lemoine

50230 Agon Coutainville

02 33 17 50 00 / antonyvesque@gmail.com

**For sale contemporary house**

**10 rooms**

**Surface : 320 m²**

**Surface of the living : 50 m²**

**Surface of the land : 1650 m²**

**Year of construction : 2007**

**Exposition : Sud ouest**

**View : Jardin**

**Hot water : Electrique**

**Inner condition : GOOD**

**External condition : GOOD**

**Couverture : roof terrace**

**Features :**

Absolute calm, POOL, Bedroom on ground floor, double glazing, Laundry room

5 bedroom

50 terraces

3 showers

3 WC

2 garage

4 parkings

1 cellar

**Energy class (dpe) : C**

**Emission of greenhouse gases (ges) : A**

Document non contractuel

22/05/2025 - Prix T.T.C



### Contemporary house 797 Agon-Coutainville

600 meters from the beach and close to shops, in a peaceful setting, discover this elegant 320 m² architect-designed villa, built in 2007, offering single-story living and high-end services. On the ground floor, a large entrance leads to a spacious, bright living/dining room, a fitted and equipped kitchen open to the living room, a utility room, a laundry room, five bedrooms including a master suite with shower room and dressing room, two additional shower rooms, a gym, a hallway and a toilet. Upstairs, a 35 m² mezzanine with a 4-meter ceiling, including a "trampoline" section overlooking the living room and access to a roof terrace. An independent duplex space of 46 m², offers two rooms for use as an extra apartment or office. The land of approximately 1600 m² includes a large south-facing terrace, a heated swimming pool (6m x 3m), a pergola, a tarmac courtyard with electric gate. This villa stands out for its modern amenities: home automation, aluminum windows with electric shutters, aluminum roof, electric Velux windows with curtains, and a central stringer staircase. An ideal setting combining comfort, elegance, and proximity to the sea!

**Fees and charges :**

997 500 € fees included

