

BARNES

INTERNATIONAL REALTY | CÔTE BASQUE

”

ARCANGUES, CHARMING HOUSE NEAR VILLAGE AND GOLF COURSE



SELLING PRICE : €1,770,000

EMAIL : BIARRITZ@BARNES-INTERNATIONAL.COM

2, place Bellevue
64200 Biarritz



PHONE : +33559510000
biarritz@barnes-international.com

23, Boulevard Victor Hugo
64500 Saint-Jean-de-Luz

278, Avenue du Touring Club
40150 Hossegor

Camino Kalea, 1
20004 San Sebastián

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DESCRIPTION

Arcangues, Beautiful and bright Basque house close to the heart of the village and golf course. Renovated and very charming, the house of 215 m², offers a beautiful living room, a large friendly kitchen opening onto the outside, two suites on the groundfloor, and two bedrooms upstairs. Two offices, one on the mezzanine, and gym/ family room open to the pool area, which could be a fifth bedroom. Heated pool. Detachable plot of about 1000 m².

FEATURES

Type de bien:	House	Surface:	217.0 m ²	Terrain:	2396.0 m ²
Charges:	-	Périodicité des charges:	-	Ascenseur:	-
Piscine:	-	Nombre de lots:	-	Taxe foncière:	-
Parking:	-	Compléments de loyer:	-	NB de pièces:	8 rooms
NB de chambres:	4 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) : B 93kWh/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 \$1,270.00 et \$1,820.00

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