

*L'exception a un nom*

## Villa



**réf. CPG089**

**area : 251 m<sup>2</sup>**

**number of pieces : 12**

**number of rooms : 8**

close to the center of guérande, not overlooked and facing the salt marshes, this large property will appeal to lovers of nature and space. main house: - ground floor with large living room / lounge opening onto l-shaped terrace, fitted / fitted kitchen, separate wc, two bedrooms, one bathroom, separate wc - floor with very large room opening onto terrace, a bedroom, bathroom, separate toilet - garden level with bedroom, shower room / wc, linen room, large hallway, garage. annex : - two motorized garages - convertible floor wooded and enclosed park with three exterior accesses, two cabins. price: ? 735,000 excluding fees - fees: 3.95% including tax payable by the purchaser. ..

## You Advisor

Thierry LEFEUVRE

06 32 38 58 02

thierry@demeuresdulittoral.com