

**772 500 €**

**Contemporary house for sale**

**7 rooms**

**Surface : 164 m<sup>2</sup>**

**Surface of the living space : 50 m<sup>2</sup>**

**Surface of the land : 750 m<sup>2</sup>**

**Year of construction : 2022**

**Exposure : Sud ouest**

**View : Citadine**

**Hot water : Thermodynamique**

**Indoor condition : Excellent**

**Outdoor condition : Exceptionnel**

**Cover : Toit plat**

**Benefits :**

calm, Chambre au rdc, double glazing, fireplace or wood burning stove, house architect and ..., Laundry room, spacious, suite

4 bedroom

1 terrace

2 showers

2 WC

1 garage

2 parkings

**Energy class (old measure) : B**

**Climate class : B**

Document non contractuel

18/10/2024 - Prix T.T.C



### Contemporary house ref. 389V2113M Dinan

For sale at Christelle Mesnage Immobilier, DINAN center, this house of 164 m<sup>2</sup> of living space offering: a fitted kitchen open to the living room with a fireplace, 5 bedrooms including a master suite with a fitted shower room, a laundry room, a shower room with a toilet and a land area of 4300m<sup>2</sup> with a chicken coop, a well  
Ref: 389V2105M

DPE: E Energy consumption: 251 Kwh/m<sup>2</sup> /year

GHG: E CO2 emissions: 54 kg Co2/m<sup>2</sup>/year

Information on the risks to which this property is exposed is available on the website [www.georisques.gouv.fr](http://www.georisques.gouv.fr)

Find all our real estate listings on the website [www.christellemesnage.com](http://www.christellemesnage.com).

A dynamic and professional agency that responds to all your requests for the sale of houses, apartments, land in the DINAN region or for all rentals.

The Christelle Mesnage Immobilier agency welcomes you from Monday afternoon

to Saturday evening for all your real estate p

Contact the agency at 02.96.88.00.01

Fees and charges :

772 500 € agency fees 2,91% à the respons



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Tel : 02.96.88.00.01 ou portable : 06.80.01.43.12.

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