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The townhouse with rooftop in the heart of Bordeaux

Gironde, Nouvelle Aquitaine



€750,000

inc. of agency fees

3 Beds **1** Baths **135** sqm

A stone's throw from the Aquitaine Museum and Place Pey Berland, this town house offers 135m2 on 3 levels, a winter garden and a rooftop terrace. Benefiting...

€750,000

At a Glance

 Reference
 MFH-EAB2088EABX
 Near to
 Bordeaux
 Price

Bed 3 Bath 1 Hab.Space 135 sqm

Pool No Land Tax N/A

Property Description

A stone's throw from the Aguitaine Museum and Place Pey Berland, this town house offers

135m2 on 3 levels, a winter garden and a rooftop terrace. Benefiting from 3 bedrooms and

several office spaces, this property perfectly combines preserved old features and recent

renovation.

The first level is a reception level for storing bicycles, pushchairs or motorbikes. A sublime

period staircase then leads to the second level which accommodates the living rooms: a

spacious living room where parquet flooring, exposed stone, original fireplace and steel glass

roof mingle. From the living room follows a very pretty kitchen which itself gives access to a

patio which is lived like a winter garden with a height under glass roof of about 6 meters.

The upper floor consists of a master suite with bathroom. An indoor balcony in this bedroom

overlooks the patio below. A second bedroom, an office and a bathroom complete this floor.

On the last level, a third bedroom and finally, the superb terrace overlooking the rooftops of

The absence of vis-à-vis and the view of the Saint-André cathedral are unparalleled. The

location in the city center, the preserved beauty of the place and the modern improvements

make this house a rare and terribly original property.

ENERGY CLASS: D / CLIMATE CLASS: B. Estimated average amount of annual energy

expenditure for standard use, based on energy prices for the year 2021: between 1890 and

2590 euros.

Lea Rehnfeldt (EI)

Condominiums of 5 units (No proceedings in progress).

Annual expenses: 350 euros.

Summary

Property type: House

Bedrooms:

Bathrooms

1

3

Price

€750,000

Key Information

Internal Area:

135 sqm

Location: Nouvelle Aquitaine



Gallery



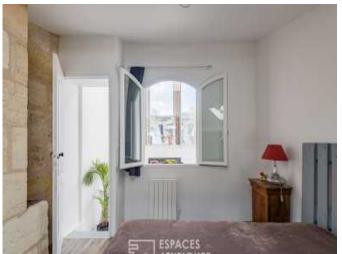
















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S. and L. BROWN



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