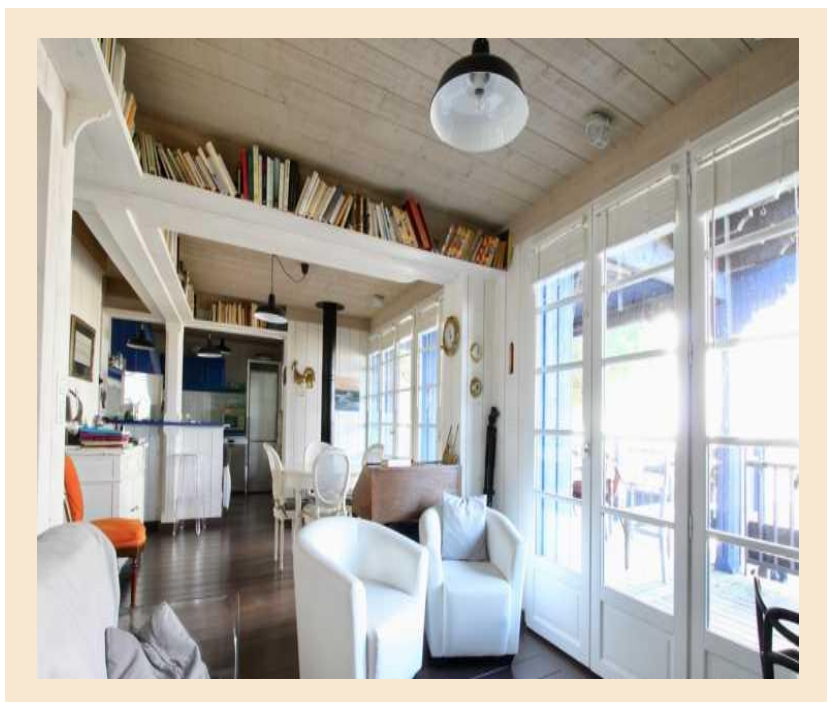


[Click to view MFH-EAA409](#)

House Andernos Les Bains 9 Room (s) 235 M2

Gironde , Nouvelle Aquitaine



€1,575,000

inc. of agency fees

5 Beds 5 Baths 235 sqm 0.05 ha

Facing the pond on its land of about 600m² in full of city, this wood villa of inspiration Cabane & Indonesia, was thought in three volumes harmoniously nested. From its landscaped garden, access...

At a Glance

Reference	MFH-EAA409	Near to	Arcachon	Price	€1,575,000
Bed	5	Bath	5	Hab.Space	235 sqm
Land	0.05 ha	Pool	No	Land Tax	N/A

Property Description

Facing the pond on its land of about 600m² in full of city, this wood villa of inspiration Cabane & Indonesia, was thought in three volumes harmoniously nested. From its landscaped garden, access to the main part of 130m² via a staircase that leads to the wooden terrace of 50m² sheltered by a remarkable varangue. True place of relaxation with its superb panoramic sight on the Bassin d'Arcachon, the terrace throws a complicit eye on the green garden and gives access to a warm room of life bathed by light by immense picture windows

opening up to the open kitchen. On the same level is the master suite consisting of a bedroom with bathroom. A staircase leads to the ground floor, to two bedrooms with large bay windows, a bathroom, a laundry and a second living room. The set is pleasantly complemented by a corridor covered and open to the garden and its terraces hidden from view. Two apartments are arranged on both sides, West side a 45m² studio with courtyard and parking, East side a T2 apartment of 55m² with garden. Both have terraces, independent access and open to the beach. The characteristic architectural option chosen by the creator of the place, the omnipresence of the wood, its colors, its location in the heart of the city and facing the beach, combined with an exceptional 180 ° view, make it a real favorite for amateurs looking for unusual places. Elevator, cellar 60m², direct access to downtown and to the beach.

Les honoraires TTC sont à la charge du vendeur.

Summary

Property type:	House
Bedrooms:	5
Bathrooms	5
Price	€1,575,000

Key Information

Internal Area:	235 sqm
Land Area:	0.05 ha
Property Features:	
•	5 bedrooms

Location: Nouvelle Aquitaine



Gallery







As Featured in

THE SUNDAY TIMES A Place in the Sun France The Sunday Telegraph THE GOOD property GUIDE Daily Mail YORKSHIRE POST FRENCH PROPERTY NEWS

Every property featured on our website is listed for sale at exactly the same price as it is in France, there's no premium for the superior service we offer.

We provide support based on our extensive experience and that of our bilingual experts to ensure that all aspects of your property purchase run smoothly.

Contact us on:

0845 123 5885 (UK only local rate) / **+44 (0) 113 216 4066**,
or email us at **bonjour@my-french-house.com**.

To see more great properties like this one, visit our daily updated website at **www.my-french-house.com**.

Buying French Property Just Got Easier...

The purchase process typically starts once you've visited a property with one of our agents and you made an offer on a property. Once your offer has been accepted, the property will come off the market and our local bilingual expert will liaise with you and the notaire. The compulsory searches are at the charge of the owner / vendor and are carried out at this stage.

You would have already been informed about the property taxes and legal fees (that incl. the stamp duty). The agency fees are already included in the listed price on this document, there's no premium for the superior service we offer. You don't have to pay the deposit until the 'pre-contract' has been signed, and the 10 days calling off period has expired. It takes an average of three months to buy a property in France.

For more information take a look at our **buying guide**, our **french mortgage** and **euro currency exchange** pages.

Testimonials

my-french-house was by far the best online guide I found – and I trawled them all – to buying a house in France. It answers all your first questions practically before you've thought to ask.

C. BAUER – Sunday Times

Our French property purchase and move to France were made so easy with the help and assistance of my-french-house.com. They are a committed and professional business – we highly recommend them.

S. and L. BROWN

great service
fast transfers

send money abroad 24/7 excellent rates