

Price on request

For sale house

6 rooms

Surface : 190 m²

Surface of the living : 50 m²

Surface of the land : 1200 m²

View : Jardin

Hot water : Gaz

Inner condition : Good

External condition : Good

Couverture : Tiling

Features :

POOL, Pool house, Fireplace, Bedroom on ground floor, Double Glazing, Laundry room, Automatic gate, Calm

4 bedroom

2 terraces

3 showers

3 WC

1 garage

2 parkings

Energy class (dpe) : D

Emission of greenhouse gases (ges) : D

Document non contractuel

07/12/2025 - Prix T.T.C



House 322 Saint-Sulpice-de-Royan

SAINT SULPICE DE ROYAN - ROYAN EDGE - CHARACTER VILLA Beautiful 190 m² house located on a 1200 m² wooded plot with swimming pool and quality services. This property offers spacious, bright and well-appointed living spaces. On the ground floor, an entrance leads to a cathedral-style living room with a fireplace and large windows opening onto a vast terrace. An open-plan fitted kitchen and a practical utility room, a master suite with a dressing room, shower room and toilet, two bedrooms, one with its own bathroom with shower, a shower room and separate toilet. The upper floor houses an office space as well as a bedroom with its own bathroom and toilet. A large garage, a garden shed and a well complete the description. Very beautiful product with careful finishing offering comfort and space in a peaceful setting.

Fees and charges :



Ingrid Crabouiller - 183 avenue de Pontailac, 17200 ROYAN

+33 (0)5 46 02 00 11 - agenceingridcrabouiller@gmail.com - www.agenceimmocean.com

RCS Saintes 912455276 - Code NAF 6619B - SIRET FR78912455276 - Garantie financière : AIG RD01724320D

Document non contractuel - Barème des prix disponible sur notre site internet