

## Price on application

### Apartment for sale

5 rooms

Surface : 107 m²

Surface of the living space : 50 m²

Year of construction : 2005

Exposure : Sud ouest

View : Dégagée

Hot water : Individuelle électrique

Indoor condition : good

Standing : residential

Building condition : good

### Benefits :

lift, double glazing, gated, calm, office,  
residential, garage en sous-sol, electric  
shutters, Parking privatif

2 bedroom

1 terrace

1 shower

1 WC

1 garage

1 parking

Energy class (old measure) : C

Climate class : A

Document non contractuel

31/07/2025 - Prix T.T.C



## Apartment ref. 389V352A Dinan

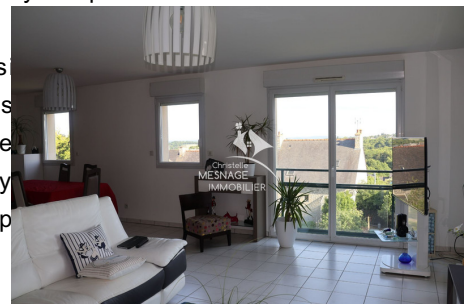
For sale at Christelle Mesnage's: DINAN City Center, ideally located in the heart of downtown Dinan, this magnificent 5-room apartment is for sale. With a total surface area of 107m², this accommodation includes 2 bedrooms, an office, a shower room, a toilet with a washbasin, and a large 29m² terrace. Its beautiful equipped kitchen opens onto a spacious 50m² living room with access to the terrace, perfectly facing southwest and offering unobstructed views. Located on the second floor of a residential building of only three floors built in 2005, this accommodation benefits from good interior condition and a secure residence with elevator, double glazing, underground garage, electric shutters, and private parking. A true haven of peace, resolutely calm and residential with an office. All that's missing is you for this rare property to become a home. Do not hesitate to contact us for more information!

DPE: C Energy consumption: 145 Kwh/m² /year

GHG: A CO2 emissions: 4 kg Co2/m²/year!

Ref: 389V352A

Information on the risks to which this property is exposed is available on the



### Fees and charges :

Christelle Mesnage Immobilier - 14 Rue de la Ferronnerie - 22100 Dinan

Annual recurring charges 1 800 €

Tel : 02.96.88.00.01 ou portable : 06.80.01.43.12.

contact@christellemesnage.com - www.christellemesnage.com - Document non contractuel

In condominium

70 lots in the condominium

SARL Capital de 10 000 euros en enregistrée au RCS DE ST MALO SIRET 753 166 370 000 19, gérante Christelle MESNAGE-RENAULT, Titulaire de la carte pro CPI 2202 2018 000 025 937 délivrée par la

CCI des Côtes d'Armor . Garantie GALIAN