

459 000 €

**Villa for sale**

**5 rooms**

**Surface : 138 m<sup>2</sup>**

**Surface of the living space : 38 m<sup>2</sup>**

**Surface of the land : 9050 m<sup>2</sup>**

**Year of construction : 2007**

**Exposure : Sud ouest**

**View : Campagne**

**Hot water : Electrique**

**Indoor condition : excellent**

**Outdoor condition : exceptional**

**Cover : tiles**

**Benefits :**

pool, Bedroom on ground floor, double glazing, Automatic Watering, Laundry room, Portail automatique, calm

3 bedroom

1 terrace

1 bathroom

1 WC

1 garage

1 parking

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

**Climate class : A**

Document non contractuel

01/05/2024 - Prix T.T.C



**Villa Artignosc-sur-Verdon ref. 871V673M - mandat n°1215AA**

In a superb rural environment, come and discover this single-storey house with 138m<sup>2</sup> of living space including a large living room of 38m<sup>2</sup> with adjoining fitted kitchen, pantry, large bedroom, 1 shower room, 1 separate WC, 2 bedrooms, 1 dressing room, 2 aluminum verandas. Very large plot of 9050 m<sup>2</sup> fully fenced with 2 access gates. Absolute calm and tranquility.

Heating with pellet stove + reversible air conditioning. Garage, swimming pool.

Nice performances. The fees are the responsibility of the seller.

Ad ref: 1157AA

Contact: The key to real estate happiness 04.92.75.91.56 - 06.52.18.96.50 Arnaud AMILIN Commercial agent registered with RSAC MANOSQUE under number 480 085 711

Fees and charges :

459 000 € fees included

