

509 000 €

Villa provençale for sale

6 rooms

Surface : 160 m²

Surface of the living space : 29 m²

Surface of the land : 1120 m²

Year of construction : 2009

Exposure : Sud

View : Dégagée

Hot water : Electrique

Indoor condition : excellent

Outdoor condition : Très bon état

Cover : tiles

Benefits :

fireplace, double glazing, calm, pool, Pool house

5 bedroom

2 terraces

1 bathroom

1 shower

2 WC

4 parkings

Document non contractuel

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



Villa provençale Pierrerue ref. 871V663M - mandat n°1200-JN

Immerse yourself in Provençal Charm! An Exceptional House Awaits You!

Welcome to your private oasis, a Provençal villa with captivating charms of approximately 150 m². Nestled on a wooded plot of 1120 m² located on the heights of the village, this residence is a real gem for lovers of space and comfort. Allow me to guide you through this spellbinding journey...

Discover Inner Elegance:

5 Bedrooms or 4 Bedrooms and an Office: Ideal for a large family or a versatile space to work from home.

Bright Living Spaces: A large living room, a relaxation area, a dining room and a solid wood kitchen are an invitation for good, friendly times.

Shower room, bathroom and dressing room: These living spaces allow independence. Details that transform the ordinary into extraordinary.

Water Softener: A gentle touch of luxury for your daily well-being.

Excellent Thermal Insulation: With 40 cm thickness, your cozy nest is



Pool House: An isolated space of approximately 25 m², housing the technical room for the swimming pool. Think of it as a private studio for your guests or a space to nurture your creativity.

Small Gîte: A private space with its own terrace, isolated from the noise of the main house. Perfect for seasonal rentals or to create an intimate cocoon for a teenager, a young adult or guests wishing to extend their short stay in your precious company.

High-end Services for Absolute Comfort:

High-end Double Glazing: Interior peace far from the noise of the outside world while providing good thermal insulation.

Centralized Vacuuming: Discreet luxury for effortless maintenance.

Two Heat Pumps: Gentle heat in winter and freshness in summer, your home exudes well-being. Each of the two pumps have three splits so you will have good thermal distribution throughout the house.

A house that suits you:

No Major Work: Ready to welcome you, this house offers you a blank canvas to write down your dreams.

Ideal for Reception Lovers: Receive your loved ones in an elegant and warm setting.

A guided virtual tour or private access can be carried out before any trip.

“Information on the risks to which this property is exposed is available on the Géorisks website.

<https://www.georisks.gouv.fr/>

This Provençal villa is not just a house, it is a story waiting to be experienced. Don't miss the opportunity to make this dream come true. **Contact me** now for a spellbinding visit!

Advertisement reference: 871V663M

The Key to Real Estate Happiness:

07.85.20.50.16. Ms. NARDIN Joan commercial agent at RSAC of Manosque under number 508.847.308.

Fees and charges :

509 000 € fees included