

624 000 €

**Buying house**

6 rooms

Surface : 133 m<sup>2</sup>

Surface of the living : 34 m<sup>2</sup>

Surface of the land : 3195 m<sup>2</sup>

Year of construction : 2006

Exposition : Sud

View : Dégagée collines

Hot water : Electrique

Inner condition : good

**Features :**

Unobstructed view , Cuisine d'été avec barbecue, Suite, Poêle à granulés, 3 Garages + 3 caves, Double Glazing, Piscine + jacuzzi, Alarm, Volets aluminium

4 bedroom

2 terraces

1 bathroom

1 shower

2 WC

3 garage

3 cellars

**Energy class (dpe) :** C

**Emission of greenhouse gases (ges) :** A

Document non contractuel

03/05/2024 - Prix T.T.C



## House 497V813M Le Tignet

Beautiful property of 140 m<sup>2</sup> hab. approx. + 145 m<sup>2</sup> of annexes (garages and basement) on 3195 m<sup>2</sup> of land approx. infinity salt swimming pool terrace with summer kitchen, dominant view of hills, including: Ground floor: 1 equipped open-plan kitchen, 1 living room, 1 lounge opening onto terrace (approx. 20 m<sup>2</sup>), 1 laundry room, 1 office, separate WC, Floor: 1 master suite with bathroom with shower and WC, 3 bedrooms with cupboard, 1 bathroom with WC, Miscellaneous: 3 Garages with basement, Heating, air conditioning, Cellar, Basement Septic Tank,

Fees and charges :

624 000 € agency fees 3,85% à the responsibility of the buyer included

