

675 000 €

**Buying house**

**5 rooms**

**Surface : 126 m<sup>2</sup>**

**Surface of the land : 743 m<sup>2</sup>**

**Exposition : Ouest**

**View : Dégagée**

**Hot water : Electrique**

**Inner condition : Excellent**

**External condition : Good**

**Features :**

Jacuzzi spa, Fireplace, Bedroom on ground floor, Double Glazing, Laundry room, Calm

4 bedroom

1 terrace

1 bathroom

1 shower

2 WC

1 garage

1 parking

**Energy class (dpe) : C**

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

Document non contractuel

20/05/2024 - Prix T.T.C



## House 387 La Gaude

THE GAUDE Located in the Domaine de L'Étoile, very beautiful 5-room house in perfect condition. This house consists of a garage at street level, an entrance hall, a corridor leading to three bedrooms, a bathroom, a separate toilet and a dressing room. In the lower part on one level on the garden and the terrace, a beautiful living room - dining room, an equipped American kitchen, a bedroom with private shower room and WC, a cellar area, a laundry room. The land of 743 m<sup>2</sup> in terraces hosts several terraces, a jacuzzi and a bowling green in the lower part. Very nice western exposure, quiet, open view. Electric heating and reversible air conditioning. No work needed. Fees payable by sellers. This property is presented to you by the agency La Gaude immo, place du Marronnier in La Gaude.

Fees and charges :

675 000 € fees included

