

# AGENCE COULANGE

DEPUIS 1974

1 084 000 €

Buying house

5 rooms

Surface : 139 m<sup>2</sup>

Surface of the land : 2000 m<sup>2</sup>

Year of construction : 2004

Exposition : Sud

View : Dégagée

Hot water : Electrique

Inner condition : A moderniser

External condition : good

Couverture : Tuiles

Amenities :

Pool, Fireplace, Bedroom on ground floor,

Double Glazing, Automatic Watering,

Laundry room, Automatic gate, Calm

4 bedroom

1 terrace

1 bathroom

1 shower

2 WC

1 garage

Informations légales

1 084 000 €

Honoraires à la charge du vendeur, aucune procédure en cours, information on the risks to which this property is exposed is available on [georisques.gouv.fr](http://georisques.gouv.fr)



## House 65 La Cadière-d'Azur

Popular area and tranquility for this property This villa with an area of 140 m<sup>2</sup> with beautiful bright surfaces consists of a spacious living room/living room and an independent fitted kitchen. Part of the villa is dedicated to a sleeping area with 2 bedrooms which share a bathroom. The floor offers two bedrooms, with a shower room and toilets. The swimming pool in perfect harmony with the outside is accompanied by a covered terrace to share beautiful moments! A type 2 outbuilding with an approximate area of 50 m<sup>2</sup> has its own independent access with a garden and a swimming pool. A beautiful space to receive your guests in complete privacy or offer you rental income... Come and discover this property where the swimming pool in the heart of its landscaped environment immerses you in a setting of tranquility and conviviality at every moment of the day... To discover quickly by contacting Sylvie on 06 84 18 74 87 or the Agency on 04 42 83 14 14

Energy class (dpe) : C - Emission of greenhouse gases (ges) : A  
Estimated annual energy between 1140 and 1620 € (reference year 2021)  
Document non contractuel - 01/05/2024



TRANSACTION - LOCATION - GESTION

[WWW.AGENCECOULANGE.COM](http://WWW.AGENCECOULANGE.COM)

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SAS L'IMMOBILIER A LA CIOTAT : Au capital de 105.250,80 € Siret 417 660 180 23 R.C.S. Marseille B 417 660 180