

**500 000 €**

**Villa for sale**

**5 rooms**

**Surface : 148 m<sup>2</sup>**

**Surface of the living space : 30 m<sup>2</sup>**

**Surface of the land : 3000 m<sup>2</sup>**

**Year of construction : 1990**

**View : Dégagée**

**Hot water : Electrique**

**Indoor condition : good**

**Benefits :**

pool, fireplace, Bedroom on ground floor,  
double glazing, Automatic gate, calm

3 bedroom

1 terrace

1 bathroom

1 shower

2 WC

3 parkings

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

**Climate class : D**

Document non contractuel

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



### Villa ref. 804V360M Mimet

I invite you to come and discover this family villa of about 120m + veranda of 28m<sup>2</sup>, on one level, individual, on a beautiful plot of 3000m<sup>2</sup> with 10x5 swimming pool. In a very pleasant countryside environment, you will be welcomed in an entrance hall serving a dining room with its open kitchen, extended by the living room crossing north / south with open fireplace and pellet stove, overlooking the veranda.

Night side: an office, 2 bedrooms, a suite with bathroom and dressing room.

On the outside, you will climb a few steps to reach the beautiful swimming pool facing south but with a beautiful view of Sainte Victoire!

Garden shed, double glazed PVC frames, septic tank to standards.

Rare product, close to the amenities of Saint Saviourin. Only one number, 0688607071!

Fees and charges :

500 000 € fees included

