



[www.immobilier-en-luberon.fr](http://www.immobilier-en-luberon.fr)

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**Technical Sheet > Townhouse with terrace > 298.000 euro**

<https://www.immobilier-en-luberon.fr/townhouse-with-terrace-1036>



Agency mandate number : 2810

**Amount of the property :** 298.000,00 euro (Agency fees at the expense of the Seller)  
(An average of 8% of notary fees will be added in supplement)

Region(s) : **Apt et environs**

Availability : **available for sale**

Negotiable price ? **oui**

Property tax : **970 euro**

Annual charges (gas, water, electricity, ...) : **X**

## **1/ Housing**

Construction Date : **1800**

General condition : **good**

Orientation : **East-west**

Living space : **261 m<sup>2</sup>**

Number of levels : **4**

Number of rooms : **8**

Main room : **26 m<sup>2</sup>**

Type of Kitchen : **Closed**

Number of bedrooms : **4**

Number of bathrooms : **1**

Number of shower rooms : **1**

Number of toilets : **2**

Storage room : **yes**

Basement : **X**

Cellar : **2**

Attic : **X**

Garage : **X**

Parking : **X**

Type of heating : **Collective Gas**

State of electricity, plumbing : **good**

Type of windows : **double glazing**

Drainage : **city sewer**

Possibility expansion : **not**

Energy balance (class) : **Classe C : De 111 à 180 kWh/m<sup>2</sup>/an et de 11 à 30 kg CO<sub>2</sub>/m<sup>2</sup>/an**

Energy balance (value) : **120**

Greenhouse gas balance (class) : **D 21 - 35**

Greenhouse gas balance (value) : **22**

Details, Strengths, other benefits : **Large equipped kitchen, 4 bedrooms of more than 20 m<sup>2</sup>, 2 living rooms, an office, renovation with traditional materials, double glazing, two cellars, one of which has been converted into a reception room with billiards. ?**

## 2/ Garden

Area : 0 m<sup>2</sup>

Terrace : 8 m<sup>2</sup>

Covered terrace : not

Outdoor kitchen : not

Swimming pool : X

Pool House : X

Tennis : X

Well : X

Details, Strengths, other benefits : In a quiet lane, not overlooked, close to shops and car parks, 8 m<sup>2</sup> terrace.

## 3/ Photos



In the heart of the Luberon, in the historic center of the city, located in a neighborhood quiet, without traffic and not overlooked. Old residence from the 15th and 17th century, renovated in 2002 on 4 levels (and 2 cellars); with a living area of 261 m<sup>2</sup> and over 26 m<sup>2</sup> of annexes. The house is composed of a living room of 26 m<sup>2</sup>, and small living room, kitchen/dining room and veranda, 4 bedrooms, a shower room, a bathroom, 2 toilets, an office and two cellars, one of which has been transformed into a billiard room and reception room. The house also has an 8 m<sup>2</sup> terrace. To see

quickly!

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