

www.immobilier-en-luberon.fr Frédéric Gallier

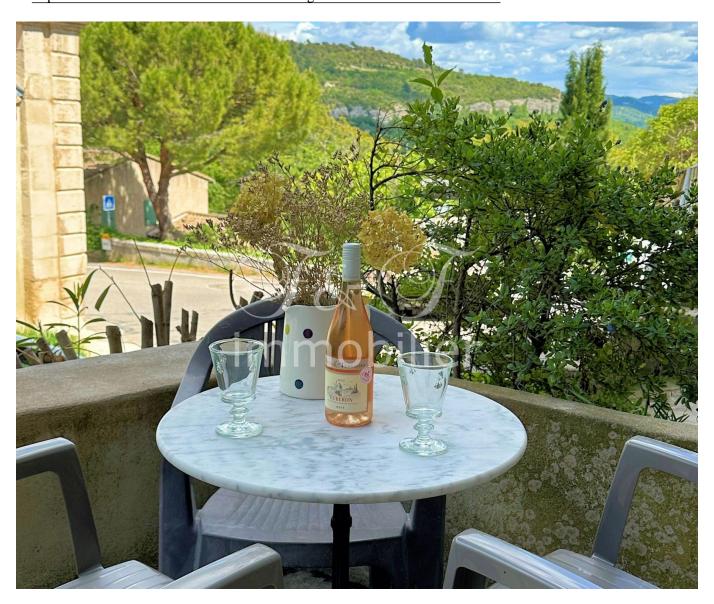
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Technical Sheet > Charming house with small terrace > 230.000 euro

https://www.immobilier-en-luberon.fr/charming-house-with-small-terrace-1212



Agency mandate number: 3027

Amount of the property : 230.000,00 euro (Agency fees at the expense of the Seller)

(An average of 8% of notary fees will be added in supplement)

Region(s): St Martin de Castillon et environs

Availability: Available for sale

Negotiable price ? oui
Property tax : N/P

Annual charges (gas, water, electricity, ...): N/P

1/ Housing

Construction Date : Early 20th General condition : Renovated

Orientation: Northeast Living space: 95 m² Number of levels: 4 Number of rooms: 4 Main room: 20 m²

Type of Kitchen: Semi open, equipped

Number of bedrooms : $\mathbf{2}$ Number of bathrooms : \mathbf{x} Number of shower rooms : $\mathbf{1}$

Number of toilets: 2
Storage room: No
Basement: No
Cellar: Yes
Attic: No
Garage: No

Parking: In the village

Type of heating: Stove and electric heaters

State of electricity, plumbing: Ok

Type of windows: Double glazing throughout

Drainage: All in the city sewer

Possibility expansion : No

Energy balance (class): Virgin

Greenhouse gas balance (class): Virgin

Details, Strengths, other benefits: Roof redone. Very charming. Close to all amenities

2/ Garden

 $\begin{array}{l} {\rm Area: 4 \ m^2} \\ {\rm Terrace: Yes} \end{array}$

Covered terrace : No Outdoor kitchen : x Swimming pool : x Pool House : x

 $\begin{aligned} & \text{Tennis}: X \\ & \text{Well}: X \end{aligned}$

Details, Strengths, other benefits: Terrace at kitchen level. Swimming pool 5 mins walk

3/ Photos









Located in the heart of a charming village in the Luberon, close to restaurant, shop and municipal swimming pool. Village house of 95 m² of living space on 4 levels. On the ground floor: small terrace, fitted kitchen, separate toilet. 1st floor: living room with stove. 2nd floor: bedroom and bathroom with shower and toilet. 3rd floor: living room with sofa bed (or bedroom). This charming house has been renovated (roof redone) and is being sold furnished!

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