



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

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**Technical Sheet > Single storey house with garden and view > 390.000 euro**

<https://www.immobilier-en-luberon.fr/single-storey-house-with-garden-and-view-1215>



Agency mandate number : 3025

**Amount of the property** : 390.000,00 euro (Agency fees at the expense of the Seller)  
(An average of 8% of notary fees will be added in supplement)

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

Availability : **Available for sale**

Negotiable price ? **oui**

Property tax : **N/P**

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

## **1/ Housing**

Construction Date : **1970**

General condition : **to restore**

Orientation : **south**

Living space : **120 m<sup>2</sup>**

Number of levels : **1**

Number of rooms : **5**

Main room : **37 m<sup>2</sup>**

Type of Kitchen : **closed kitchen**

Number of bedrooms : **4**

Number of bathrooms : **1**

Number of shower rooms : **1**

Number of toilets : **1**

Storage room : **1**

Basement : **X**

Cellar : **X**

Attic : **X**

Garage : **yes**

Parking : **yes**

Type of heating : **reversible air conditioning and fireplace**

State of electricity, plumbing : **to restore**

Type of windows : **single glazing**

Drainage : **City sewer**

Possibility expansion : **X**

Energy balance (class) : **Classe E : De 251 à 330 kWh/m<sup>2</sup>/an et de 50 à 70 kg CO<sub>2</sub>/m<sup>2</sup>/an**

Energy balance (value) : **313**

Greenhouse gas balance (class) : **B 6 - 10**

Greenhouse gas balance (value) : **10**

Details, Strengths, other benefits : **Beautiful volumes, 4 bedrooms, living room with fireplace and veranda, large garage**

## 2/ Garden

Area : 4000 m<sup>2</sup>

Terrace : 1

Covered terrace : X

Outdoor kitchen : X

Swimming pool : X

Pool House : X

Tennis : X

Well : X

Details, Strengths, other benefits : Large wooded plot, possibility of swimming pool, quiet, veranda, terrace and beautiful view

## 3/ Photos



Single storey house to refresh, approximately 120 m<sup>2</sup> with a living room with fireplace of approximately 36 m<sup>2</sup>, closed kitchen, 4 bedrooms, 1 bathroom, 1 shower room, wc, storeroom, large garage and veranda on 4,000 m<sup>2</sup> of garden with beautiful view and quiet.

**Votre Agence Immobilière en Provence**

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