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Technical Sheet > Large villa near the center of Apt > 650.000 euro

<https://www.immobilier-en-luberon.fr/large-villa-near-the-center-of-apt-952>



Agency mandate number : 2715

Amount of the property : 650.000,00 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 : **3200 euro**

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

1/ Housing

Construction Date : **1981**

General condition : **Good condition**

Orientation : **South West**

Living space : **270 m²**

Number of levels : **4**

Number of rooms : **8**

Main room : **52 m²**

Type of Kitchen : **Closed**

Number of bedrooms : **5**

Number of bathrooms : **2**

Number of shower rooms : **1**

Number of toilets : **4**

Storage room : **Yes**

Basement : **No**

Cellar : **Yes**

Attic : **Yes**

Garage : **Yes**

Parking : **2 parkings**

Type of heating : **Central warm-heater city gas**

State of electricity, plumbing : **ok**

Type of windows : **Double glazing everywhere**

Drainage : **City sewer**

Possibility expansion : **Yes**

Energy balance (class) : **Classe C : De 111 à 180 kWh/m²/an et de 11 à 30 kg CO₂/m²/an**

Energy balance (value) : **114**

Greenhouse gas balance (class) : **C 11 - 20**

Greenhouse gas balance (value) : **17**

Details, Strengths, other benefits : **Large, well insulated house. Terraces. 5/6 bedrooms.**

Solar hot water tank ...

2/ Garden

Area : 2964 m²

Terrace : Yes 2

Covered terrace : Yes

Outdoor kitchen : No

Swimming pool : Yes

Pool House : No

Tennis : No

Well : Yes

Details, Strengths, other benefits : Beautiful garden with trees. Large pool. Nice view.
Terraces open to the kitchen and the living room.

3/ Photos



3 minutes from the center of Apt in the Luberon. Large villa of 270 m², in a dominant position, facing South-West, located on a plot of approximately 3000 m². This villa, built in 1981, is composed on the ground floor of a large living room of 52 m², a large kitchen, a pantry, a separate toilet, a garage; four steps lead you to a hallway leading to 3 beautiful bedrooms, a bathroom, toilets; from this level one reaches, by a spiral staircase, downstairs to a bedroom opening onto the garden with its bathroom with wc, a workshop and a large wine cellar, and upstairs to a very large attic converted into

office/billiard room/children's bedroom. Back at the bedrooms level, a few steps take you to a large master suite consisting of a bedroom, a hairdressing area, a dressing room, an office and a bathroom with wc. The exteriors offer an automatic gate, a large swimming pool, ... and a beautiful view over the Luberon and the valley of the country of Apt.

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