403 000 €

Contact agency
Scandimmo
143 boulevard René Cassin
06200 Nice
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For sale house
5 rooms
Surface : 105 m²

Surface of the land : 505 m²
Year of construction : 1990
View : Dégagée
Hot w ater : Electrique
Inner condition : to modernize

Features :
POOL, CALM, AIR CONDITIONING, Walking distance to shops, double glazing, ALARM

3 bedroom
1 terrace
2 bathrooms
2 WC
1 garage
1 parking
1 cellar

Energy class (dpe) : D
Emission of greenhouse gases (ges) : A

Document non contractuel
24/11/2024 - Prix T.T.C

House 813 Saint-Génis-des-Fontaines

BEAUTIFUL VILLA WITH POOL BETWEEN SEA AND MOUNTAINS Just a short walk from the picturesque village of Saint-Génis-des-Fontaines and only 15 minutes from the fine sandy beaches of the Mediterranean, this charming villa sits on a 505 m² plot and is now available for sale. With a living area of 105 m² and an additional 40 m², the house is spacious and well-maintained, offering several beautiful outdoor spaces to enjoy the surrounding landscape. The entryway leads to a lovely oak kitchen, fully equipped and inviting, with access to a terrace featuring a dining area. This level also includes a bedroom, a bathroom, and a separate WC. To the right, a large, bright living room with French doors opens onto a 16 m² covered veranda, which in turn opens onto the garden. On the second floor, a landing provides access to two bedrooms, one of which has a private terrace with a beautiful mountain view, as well as a bathroom with WC. The garden, adorned with fruit trees and equipped with an automatic watering system, features a pleasant summer kitchen with a barbecue and a dining area that can accommodate 10 to 12 people, complete with electricity and water connections. This area also includes a utility room and a wine cellar. The beautiful pool, measuring 12 x 3/5 meters, is surrounded by a relaxation area with lounge chairs for enjoying sunny days. An 8 m² workshop/storage room and a 17 m² garage with a mezzanine and parking space complete the property. Please call Helen Bonatie tel +33 6 53093559 for

403 000 € fees included