

280 000 €

**Contact agency**

**Riviera Arrière Pays Immobilier**

975 Lavancia

06260 Puget-Théniers

06 16 83 13 83 / contact@rapimmo.com

**For sale chalet**

**4 rooms**

**Surface : 81 m<sup>2</sup>**

**Surface of the living : 25 m<sup>2</sup>**

**Surface of the land : 3024 m<sup>2</sup>**

**Year of construction : 1970**

**Exposition : Sud**

**View : Montagne**

**Hot water : Electrique**

**Inner condition : GOOD**

**External condition : GOOD**

**Features :**

CALM, Séjour avec Cheminée insert,

Chambre avec Salle d'eau..., Terrasse : 12

m<sup>2</sup>, Sous-sol avec Buanderie : 15m<sup>2</sup>,

Garage : 19 m<sup>2</sup>, Caves : 10 m<sup>2</sup>, Atelier : 4

m<sup>2</sup>, 2 garden sheds, 2 Buchet

3 bedroom

1 terrace

2 show ers

2 WC

1 garage

3 cellars

**Energy class (dpe) : E**

Document non contractuel

**Emission of greenhouse gases (ges) : E**

12/03/2025 - Prix T.P.C



### Chalet 33 Villeneuve-d'Entraunes

VILLENEUVE D'ENTRAUNES: In a small mountain hamlet located at an altitude of 1300 m and 40 minutes from the VALBERG ski resort. This genuine larch wood chalet benefits from a privileged environment, with a plot of 3,000 m<sup>2</sup> fitted out with a beautiful summer kitchen area, a garage and several garden sheds and cellars. To welcome you, an airlock with plenty of storage space then a pretty entrance hall serving a large separate and fitted kitchen, a living room with insert fireplace opening onto a SOUTH-facing terrace to enjoy the panorama, a master bedroom opening onto the terrace with shower room and WC and a second shower room with WC. Upstairs: One bedroom and small bedrooms that can be joined together. Accessible from the entrance hall, a basement with laundry room, storage and workshop. For more information, photos or to organize a visit, contact Cyril LHUILIER, manager of the RIVIERA ARRIÈRE PAYS IMMOBILIER agency. The agency fees applied to this property are the responsibility of the seller.

**Fees and charges :**

280 000 € fees included

