

1 560 000 €

**Contact agency**

**Provence Prestige Immobilier**

1, rue Frédéric Mistral

13100 Aix en Provence

06 11 40 11 19 / info@provence-prestige-immobilier.com

**For sale villa**

**8 rooms**

**Surface : 200 m<sup>2</sup>**

**Surface of the land : 1000 m<sup>2</sup>**

**Year of construction : 1960**

**Exposition : Sud**

**View : Jardin**

**Hot water : Electrique**

**Inner condition : GOOD**

**External condition : GOOD**

**Couverture : tiling**

**Features :**

POOL, fireplace, Bedroom on ground floor, double glazing, Automatic Watering, Automatic gate, CALM

4 bedroom

2 bathrooms

1 garage

1 cellar



**Villa 1910 Aix-en-Provence**

BEAUTIFUL TOWNHOUSE THAT CAN BE EXPANDED within walking distance of the historic center (1km). In the heart of a sought-after residential area, this villa of approximately 200 m<sup>2</sup> offers an ideal living environment close to all amenities: buses, schools, shops, city center. The living space is divided into 2 independent apartments each comprising living room/dining room, kitchen, 2 bedrooms, 1 bathroom, laundry room. The charming garden of approximately 1000 m<sup>2</sup> is planted with large trees and several Mediterranean species; it is decorated with a superb swimming pool and a large outbuilding of approximately 60 m<sup>2</sup> including a garage, a workshop and a cellar. Significant possibility of expansion. LOTS OF POTENTIAL IDEAL INVESTOR OR FAMILY HOME Contact: Florence RICHARD + 33 (0) 6 11 40 11 19

Fees and charges :

1 560 000 € fees included

Document non contractuel

