

745 000 €

Contact agency

Diane Immobilier

9, rue Guizot

30000 Nîmes

04 66 21 60 00 / diane.immo@wanadoo.fr

For sale villa

6 rooms

Surface : 162 m²

Surface of the living : 42 m²

Surface of the land : 6100 m²

View : Dégagée

Inner condition : GOOD

External condition : exceptional

Features :

POOL, clim reversible dans chaque pièce,
CHALET 2 pièces 35 m², POD en sus,
Bedroom on ground floor, double glazing,
summer kitchen, Laundry room, Automatic
gate, CALM

4 bedroom

3 terraces

4 show ers

4 WC

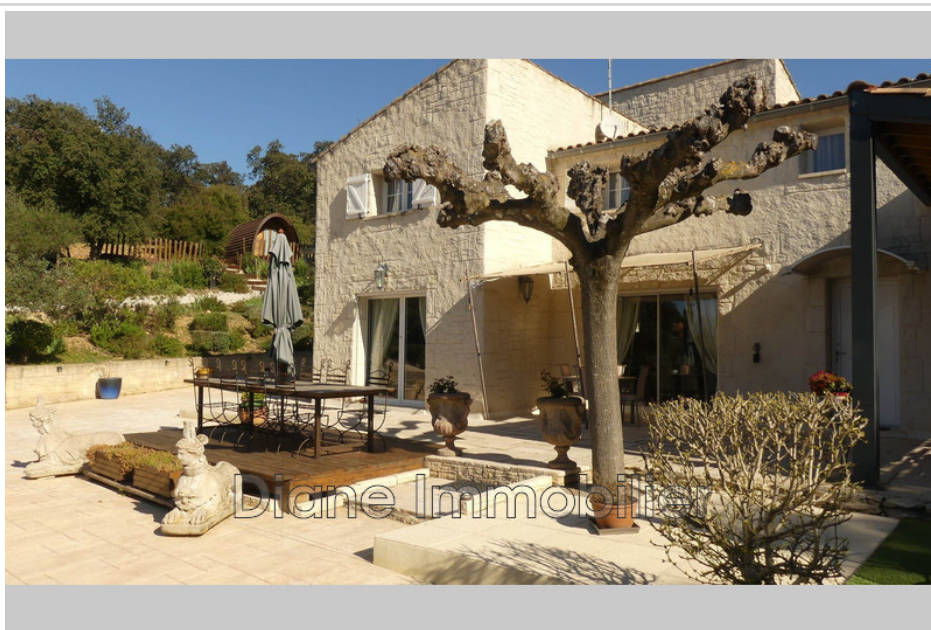
2 parkings

Energy class (dpe) : D

Emission of greenhouse gases (ges) : A

Document non contractuel

04/04/2025 - Prix T.T.C



Villa 2762 Bellegarde

A TRUE HAVEN OF PEACE 20 minutes from NÎMES On a magnificent dominant plot of 6,100 m² planted with oaks and olive trees, house of 162 m² composed of 6 main rooms: living room and dining room adjoining a very bright fitted kitchen (industrial style fitted out) 4 bedrooms each with a shower room and toilet in perfect condition. This building can be just as pleasant for a family home as for hosting guests as a bed and breakfast. On the heights of the land, in the heart of the vegetation, is a chalet perfectly equipped for 4 additional people. 2-car shelter, workshop, wooden pool area, summer kitchen..... The 7x11 swimming pool is salt water, heated (photovoltaic panels) and protected by a roller shutter. The bowling green in the shade of the oak trees, the enchanting setting and the tranquility of the place promise beautiful days.... A must-visit to fully appreciate the magic of the place...

Fees and charges :

745 000 € fees included

