

1 390 000 €

**Contact agency**

**Azur Contact Immobilier**

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**For sale house**

**Surface : 195 m<sup>2</sup>**

**Surface of the living : 54 m<sup>2</sup>**

**Surface of the land : 4375 m<sup>2</sup>**

**Year of construction : 1983**

**Exposition : Sud**

**View : Campagne**

**Hot water : Gaz**

**Inner condition : GOOD**

**External condition : GOOD**

**Couverture : tiling**

**Features :**

POOL, pool house, fireplace, Bedroom on ground floor, double glazing, Automatic Watering, Laundry room, Automatic gate, CALM

4 bedroom

1 bathroom

2 showers

4 WC

2 garage

**Energy class (dpe) : C**

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

Document non contractuel

08/04/2025 - Prix T.T.C



## House 2447 Grasse

In a bucolic and picturesque setting: beautiful 5-room villa of good quality built in traditional style. It has a pleasant living room with fireplace, dining room, separate fitted and equipped kitchen with adjoining laundry room, 3 large bedrooms on one level, one of which is en suite, and a 4th en suite bedroom upstairs with solarium. Landscaped grounds of 4375m<sup>2</sup> planted with olive trees with direct access to the banks of the Canal de la Siagne.

**Fees and charges :**

1 390 000 € agency fees 5,00% à the responsibility of the buyer included

