

465 000 €

Contact agency

Devier Immobilier SGM

45, Plan des cafés

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For sale villa

5 rooms

Surface : 125 m²

Surface of the living : 46 m²

Surface of the land : 360 m²

Year of construction : 2019

Exposition : Sud

View : Jardin

Hot water : Thermodynamique

Inner condition : excellent

External condition : GOOD

Couverture : tiling

Features :

reversible air conditioning, double glazing,  
POOL, CELLAR, electric gate

4 bedroom

2 terraces

1 bathroom

1 shower

2 WC

1 garage

1 parking

Energy class (dpe) : B

Emission of greenhouse gases (ges) : A



### Villa 8064 Saint-Geniès-des-Mourgues

Contemporary villa for sale - SAINT GENIES DES MOURGUES Located in the heart of the charming village of Saint-Geniès-des-Mourgues, this modern house built in 2018 on a plot of 360 m² combines comfort and functionality with a living area of 120 m² offering bright spaces. On the ground floor, you will discover a spacious and bright living room of 46 m² with an equipped American kitchen, a bedroom of 12 m², a master suite of 12 m² with dressing area and private bathroom, a separate toilet and a laundry area equipped with a thermodynamic water heater with direct access to the garage. Upstairs, the house has two beautiful bedrooms of 15 m² and 12 m² as well as a modern shower room. Outside, you can enjoy an in-ground swimming pool and a terrace area, with the exterior facilities remaining to be personalized according to your desires. The services include reversible ducted air conditioning, a thermodynamic water heater, electric roller shutters and double-glazed windows guaranteeing optimal comfort throughout. Do not hesitate to contact DEVIER IMMOBILIER on 04.67.86.28.70 for more information or to arrange a visit!

Fees and charges :

465 000 € fees included

