

756 000 €

Contact agency

Styles

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For sale house

Surface : 156 m<sup>2</sup>

Surface of the land : 348 m<sup>2</sup>

Year of construction : 1780

Exposition : Sud ouest

View : Dégagée

Inner condition : excellent

External condition : GOOD

Features :

POOL, fireplace, double glazing, Laundry room

4 bedroom

2 terraces

2 showers

2 WC

2 cellars

Energy class (dpe) : D

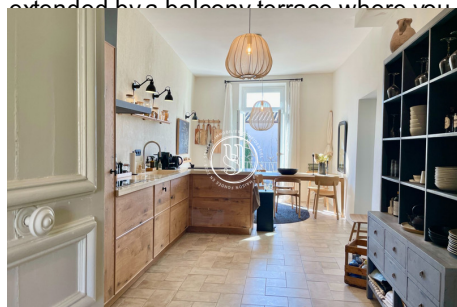
Emission of greenhouse gases (ges) : B

Document non contractuel



## House 3905 Uzès

A magnificent cocoon, unsuspected from the outside and boasting uninterrupted views, awaits you just a few minutes from Uzès, in a village with all amenities. With no less than 210 m<sup>2</sup> of floor space (including 156 m<sup>2</sup> of living space) spread over two levels, the charm of this tastefully renovated stone house is immediately apparent. The successful marriage of the old and the new is a feast for the eyes and the comfort of a place that flows smoothly, optimised and fitted out with care by and for the most demanding customers. On the ground floor, after crossing the pretty courtyard, a large lounge area with its kitchenette welcomes two beautiful bedrooms on either side under superb vaulted ceilings. Each of these three rooms has independent access to the terrace garden and its Roman pool. A marvel in fine weather, an invitation to relax, unwind and socialise. On the same level, there is a shower room with toilet, a laundry room and two cellars with considerable potential. On the air-conditioned first floor, the hallway, like the rest of the house, benefits from plenty of natural light and high ceilings. This hallway is well worth a visit, particularly in front of the old entrance door to the house, which has been preserved and beautifully displayed. On the left is a spacious bedroom with adjoining dressing room, and on the right a shower room and wc. Then, on the garden side, there is the modern, uncluttered kitchen and the living area, which is extended by a balcony terrace where you inevitably look down on the garden and



Fees and charges :

756 000 € fees included

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