## 995 000 €

## Contact agency GRIMAUD IMMO by Mariette

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For sale property

7 rooms

Surface: 250 m²

Surface of the land : 13980 m² Year of construction : 1994

Exposition : Sud View : Dégagée Hot w ater : Gaz

Inner condition : GOOD

External condition : GOOD

Couverture: tiling

## Features :

AIR CONDITIONING, bow ling, Jacuzzi spa, DRILLING, double glazing, Automatic Watering, BBQ, Automatic gate, carport, Piscine en forme libre

5 bedroom

4 terraces

1 bathroom

3 showers

1 garage

Energy class (dpe): C

Emission of greenhouse gases (ges) :  $\ensuremath{\mathsf{D}}$ 

Document non contractuel



## Property 1047 Besse-sur-Issole

Exclusivity by delegation of mandate A clear view, calm, space and quality: the key words that perfectly suit this beautiful property in Besse sur Issole, on a wellmaintained park of almost 14000m<sup>2</sup>. It is accessed by a private and closed access road of approximately 300m. Arrived on the property, you will find total privacy, without any vis-à-vis. This elegant, architect-designed villa has a large living room that opens onto a beautiful covered terrace with stunning views of the Provencal hills. The living room opens onto the dining room and the well-equipped kitchen. There are three bedrooms, each with its own shower room, and an office that could also be used as a fourth bedroom. There is also a practical laundry room and a spacious workshop. Elsewhere in the property you will find a carefully decorated guest house, with a living room, an open kitchen, a bedroom and a bathroom. The mezzanine can still accommodate a double bed. The beautifully designed infinity pool and pool house form a covered storage area for wood and garden tools. As the cherry on the cake, a beautiful children \$\#39\$;s playhouse overlooks the pétanque court. The grounds are home to many plants and trees and are very well maintained. There is a large area of flat land and are also suitable for horses. Fees and charges:

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995 000 € fees included





