

896 000 €

**Contact agency**

**L'agence de Saint Rémy**

43, bd Victor Hugo

13210 Saint-Rémy-de-Provence

04 90 20 80 70 /

info@lagencedesaintremy.com

**For sale villa**

**6 rooms**

**Surface : 170 m<sup>2</sup>**

**Surface of the living : 70 m<sup>2</sup>**

**Surface of the land : 1500 m<sup>2</sup>**

**Year of construction : 1990**

**Exposition : Sud est**

**View : Jardin**

**Hot water : Electrique**

**Inner condition : GOOD**

**External condition : GOOD**

**Couverture : tiling**

**Features :**

Room bungalow , Semi inground pool, fireplace, Climatisation réversible/électrique, Menuiseries bois double..., Poutres en bois, Forage (commun), Automatic gate

5 bedroom

1 terrace

2 bathrooms

2 WC

1 garage

4 parkings

Document non contractuel

Energy class (dpe) : D



### Villa 536S Saint-Rémy-de-Provence

This 170 m<sup>2</sup> Provencal villa, nestled in a sought-after area of Saint-Rémy-de-Provence, offers an exceptional living environment. From the entrance, a spacious hall leads to a large bright living room bathed in natural light, seduced by its dimensions and its generous ceiling height as well as a welcoming fireplace. The independent kitchen opens onto the outside. The ground floor houses 3 bedrooms, an office convertible into a 4th bedroom and a bathroom equipped with a shower completes this level. Upstairs, a beautiful mezzanine creates an open and airy space, ideal for a library, a work space or a games room; a bedroom with independent bathroom completes this level. On a plot of 1500 m<sup>2</sup> planted with olive trees and decorated with an above-ground swimming pool. A large garage and parking spaces add to the practicality of this property, creating a rare opportunity to embrace the Mediterranean lifestyle in one of Provence's most sought-after destinations.

Fees and charges :

896 000 € agency fees 5,13% à the responsibility of the buyer included

