

679 000 €

Contact agency

à la bonne porte

19 cours mirabeau

13100 Aix-en-Provence

06 28 91 23 58 / o.buyse@alabonneporte.fr

For sale villa

6 rooms

Surface : 156 m²

Surface of the living : 38 m²

Surface of the land : 2477 m²

Year of construction : 2008

Exposition : Sud

View : Jardin

Hot water : Electrique

Inner condition : GOOD

External condition : GOOD

Couverture : tiling

Features :

POOL, ALARM, fireplace, double glazing,
Automatic gate, CALM, AIR CONDITIONING,
electric shutters

5 bedroom

1 terrace

1 bathroom

1 shower

2 WC

1 garage

3 parkings

Energy class (dpe) : C

Emission of greenhouse gases (ges) : A



Villa 265 Taradeau

Welcome to Taradeau, a small Provençal village in the heart of the Var vineyards located 10 kilometers from Draguignan, 30 minutes from the Golf de Saint-Tropez, 45 minutes from Lac de Sainte-Croix and the Gorges du Verdon, ... Magnificent detached villa of 142 m² on a plot of 2477 m² with its south-facing swimming pool, not overlooked, in a very quiet residential area. Close to all amenities: shops, schools, SCNF train station, etc. are accessible in less than 10 minutes. On the ground floor: Entrance, living room (38 m²) with wood stove, opening directly onto the open kitchen (13 m²). A master suite (11 m²) with bathroom, separate toilet and large built-in cupboards. Large decorative resin terrace with secure 8m x 4m swimming pool Beautiful outdoor spaces with trees and grass. Fully fenced with a motorized gate. Closed garage with direct access to the cellar. Possibility to park vehicles on the property. On the first floor: a landing, 4 bedrooms (12m²), a bathroom and separate toilet. The house is equipped with reversible air conditioners, a recent electric hot water tank, electric roller shutters and mosquito nets.

Fees and charges :

679 000 € agency fees 2,06% à the responsibility of the buyer included

