

995 000 €

Contact agency

Agence BBii

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For sale villa

6 rooms

Surface : 188 m<sup>2</sup>

Surface of the living : 35 m<sup>2</sup>

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

Year of construction : 2013

Exposition : Sud

View : Aperçu mer

Hot water : Electrique

Inner condition : GOOD

External condition : GOOD

Couverture : tiling

Features :

electric shutters, Kitchen garden, 2 terraces, Automatic gate, Bedroom on ground floor, CALM, Jeux d'enfants

5 bedroom

2 terraces

1 bathroom

3 showers

4 WC

5 parkings

1 cellar

Document non contractuel

09/03/2025 - Prix T.T.C



### Villa 8863/A Tourrette-Levens

BLAUSASC: BEAUTIFUL SUNNY VILLA IN THE MIDDLE OF NATURE! GARDEN! POOL! SOLAR PANELS! This villa is a great opportunity for a large family looking for a peaceful and pleasant setting, with its spacious living spaces, secure swimming pool and quality materials. The layout of the 4 bedrooms and access to outdoor spaces such as the garden and terrace are also major assets. With its 117 m<sup>2</sup> living space, it has a perfect layout, optimized spaces, insulation offering thermal comfort and energy savings. This house offers you a living room of 47 m<sup>2</sup> opening onto a beautiful terrace of approximately 14 m<sup>2</sup>, a beautiful fitted and equipped kitchen completely integrated into this beautiful living space, opening onto the exterior close to the fitted summer kitchen. On the same level (ground floor) 2 bedrooms, bathroom and separate toilet. In the privacy of the ground floor, 2 bedrooms including a master bedroom with private bathroom, toilet and storage, overlooking the garden, The flat, fenced plot of 580 m<sup>2</sup> has a 6 x 3 swimming pool with salt electrolyser, secured by an electric shutter and a bowling green. Its services: Double glazed windows, electric roller shutters, heat pump, excellent insulation, swimming pool, large Accoya wooden terrace guaranteed for 50 years (does not heat up in the sun and does not splinter), solar panel with a profitability of €2000/year, thermodynamic water heater, in excellent condition, no work required. A fitted cellar completes this property. THIS VILLA IS A FAVORITE! IT WILL

