

1 567 000 €

Contact agency

Styles

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For sale mas

10 rooms

Surface : 331 m<sup>2</sup>

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

Surface of the land : 6917 m<sup>2</sup>

Exposition : Sud ouest

View : Jardin

Inner condition : GOOD

External condition : GOOD

Features :

POOL, fireplace, double glazing, Laundry room

6 bedroom

2 bathrooms

2 show ers

Energy class (dpe) : C

Emission of greenhouse gases (ges) : D

Document non contractuel



## Mas 3621 Uzès

Located in a pretty, quiet village ten minutes from Uzès, this beautifully renovated country house sits on land of approximately 7000 m<sup>2</sup>. The property consists of over 300m<sup>2</sup> of living space with several outbuildings and stables. On the ground floor, pleasantly heated by the floor, there is a large living space of 70m<sup>2</sup> with a monumental fireplace and opening onto the gardens. You will also discover a kitchen with a large equipped utility room, used as a preparation area and as a laundry room. This level finally includes a spacious bedroom, a bathroom and a garage. Upstairs, three other bedrooms and a bathroom, as well as a master suite with its bathroom and a balcony with a view overlooking the garden. On the same level, a second living room is currently used as a cinema room with bar area. A door leads to a mezzanine overlooking the living room and currently used as an office. Outside, just behind a sunny and sheltered courtyard, there is a 28m<sup>2</sup> guest house with bedroom and bathroom, as well as a 40m<sup>2</sup> covered terrace overlooking the swimming pool (7x15m with jacuzzi). The gardens are beautifully maintained. A beautiful property in a privileged environment. Possibility to acquire an attached parcel of buildable land of over 3000m<sup>2</sup>, currently with stables.

Fees and charges :

1 567 000 € fees included

