

VILLA/HOUSE - 7 PIÈCE(S) - 311 M²

3 400 000 €

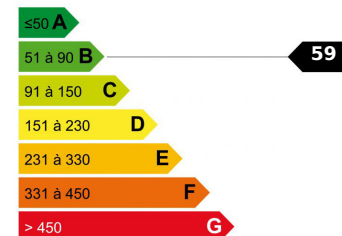


DESCRIPTIF DETAILLE

Ref : 10654

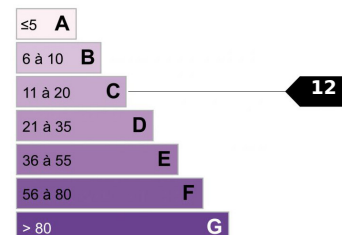
Surface :	311 M ²	Surface séjour :	NC
Terrain :	4796 M ²	Terrasse(s) :	3
Style :	NEO-PROVENÇAL	Exposition :	South-east
Niveaux :		Vue :	Panoramic
Mitoyenneté :	Non	Chauffage :	Radiator
Etat :	Excellent condition	Eau chaude :	Individual
Pièce(s) :	7	Parking(s) :	4
Chambre(s) :	5	Garage(s) :	NC
Bain/Douche :	3	Cave :	1
Toilette(s) :	1	Taxe foncière :	5 571,00 €

Logement économe



Logement énérgivore

Faible émission de GES



Forte émission de GES

NICE HILLS / GAIRAUT : Located in the heart of a magnificent park, beautiful and bright property of neo-Provençal inspiration built in 1987, in excellent condition, offering 7 main rooms, 6 of which have a splendid panoramic view of the hills and the sea. The entrance leads to a double reception room of 105 m² opening onto a large terrace, a kitchen, a bedroom with a bathroom, a laundry room and a guest WC. Upstairs, a superb master suite of 50 m² with terrace; at garden level, 3 beautiful bedrooms with bath or shower, a toilet, a cellar and a small workshop. The magnificent park is planted with Mediterranean species, some of which are centuries old, and offers many shaded areas as well as a large garden shed, not to mention the superb infinity pool with its large paved beach. Four outdoor car parks. Complete photo file available on request. Agency fees of 5% included at the expense of the seller.

PRESTATIONS : Double glazing, Aluminum window, Sliding windows, Crawl space, Electric shutters, Irrigation sprinkler, Optical fiber, Alarm system, Digicode, Electric gate, Security door, Swimming pool