

295 000 €

House for sale

Surface : 115 m<sup>2</sup>

Surface of the living space : 20 m<sup>2</sup>

Year of construction : 1800

Exposure : Est ouest

Hot water : Electrique

Indoor condition : excellent

Outdoor condition : exceptional

Cover : tiles

Benefits :

fireplace, double glazing, calm, Laundry room

3 bedroom

1 terrace

1 bathroom

1 shower

2 WC

3 cellars

Energy class (old measure) : E

Climate class : B

Document non contractuel

08/09/2024 - Prix T.T.C



### House Esparron-de-Verdon ref. 871V691M - mandat n°1237ED

House FOR SALE - Esparron de Verdon (04800)

In the center of the picturesque village of Esparron-de-Verdon nestles a beautiful village house, restored with great taste, while retaining the Provençal atmosphere. It offers you a surface area of approximately 115m<sup>2</sup> with a spacious terrace on the street side.

You will find on the ground floor a pretty, recently renovated, fully fitted and equipped open kitchen opening onto the dining room; a living room with a view of the Château d'Esparron de Verdon, WC, laundry room with every comfort.

Upstairs ; a first part with a bedroom followed by a double sink bathroom as well as a large mezzanine. Another part that can be independent with a master suite; can be a guest room.

3 cellars with development potential.

This friendly house is being sold furnished and equipped with recent appliances, wood stove and electric heaters.

All you have to do is bring your bags and enjoy the swimming pool 250 m from the house (Lake Esparron de Verdon).

Fees and charges : 295 000 € à la responsabilité de l'acheteur



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