



Contemporary house

LES SALLES SUR VERDON (83)

275 000 €*

* Agency fees to be paid by the seller



100 m²



5 pièce(s)



4 chambre(s)

PROPERTY DESCRIPTION

Come and discover this recent house of 100 m² in SALLES SUR VERDON, 5 minutes walk from LAKE SAINTE CROIX and close to the GORGES DU VERDON! It was built in 2014, adjoining on one side, with 4 bedrooms on a plot of 185 m² with winter and summer gardens, terrace and garage. This villa is perfectly suitable for a family to live there all year round or as a second home to enjoy an exceptional environment. It can also be adapted for an investor who wants good profitability from a furnished tourist accommodation or a year-round rental. You will appreciate its 45 m² living room opening onto the south-facing terrace including its large and pleasant fitted and equipped open kitchen. To help you plan an interior decorator to virtually furnish this living room. As for the sleeping area upstairs, you will be won over by its 4 comfortable parquet floored bedrooms with dressing rooms as well as its large bathroom with corner bathtub. ITS PLUS: House complies with Technical Regulation 2012 standards (DPE in A and very low energy consumption with excellent insulation and double glazing throughout), bright living room with wood stove, fitted and equipped kitchen, one toilet per level, 4 bedrooms with dressing room convertible if necessary into 3 bedrooms, large bathroom with corner bathtub and WC, south-facing terrace radiant with light, one-car garage, thermodynamic water heater, electricity up to standard, mains drainage... Everything is here to please you! I invite you to come and discover this peaceful haven with no work required. Do not hesitate to call me for information and to arrange a visit. You can consult my customer testimonials and my other properties for sale on my website etienne.kempeneers.capifrance.fr Information on the risks to which this property is exposed is available on the GÉORISKS website: www.georisks.gouv.fr.

Fees are the responsibility of the seller.

Les informations sur les risques auxquels ce bien est exposé sont disponibles sur le site GÉORISQUES : www.georisques.gouv.fr.

**** ENGLISH SPEAKERS:** please note that Capifrance has an international department that can help with translations. To see our range of 20,000 properties for sale in France, please visit our Capifrance website directly. We look forward to finding your dream home!



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LE BIEN EN IMAGES



DETAILS

GENERAL

Reference 850796

Property type Contemporary house

Year of construction 2014

Exposure South

Vue dégagée, Panoramique, sur Forêt, sur Jardin,
sur Montagne, sur Village

SURFACES

Living space 100 m²

Living room surface 45 m²

Land surface 183 m²

COMPOSITION

Number of rooms 5

Number of bedrooms 4

Number of bathrooms 1

Toilets count 2

Terrace 1

DPE/GES

DPE 54

GES 1

APPENDIX

Parking extérieur

Parking space 10

Garage 1

Videophone Non

SERVICES

Heater bois

Kitchen américaine



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SAS au capital de 100.000 euros

Ces éléments sont donnés à titre indicatif et de bonne foi et n'ont aucune valeur contractuelle