

€ 1 240 000

**Buying villa**

**6 rooms**

**Surface : 260 m<sup>2</sup>**

**Surface of the living : 60 m<sup>2</sup>**

**Surface of the land : 4850 m<sup>2</sup>**

**Year of construction : 2005**

**Exposition : Sud**

**Hot water : Electrique**

**Inner condition : excellent**

**External condition : good**

**Couverture : tiles**

**Amenities :**

pool, pool house, Alarme, Porte blindée, Bedroom on ground floor, double glazing, Automatic Watering, Laundry room, Automatic gate, Calme

4 bedroom

1 terrace

2 bathrooms

2 showers

4 WC

3 garages

4 parkings

**Energy class (dpe) : C**

**Emission of greenhouse gases (ges) : A**

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11/12/2023 - Prix T.T.C



## Villa Lorgues

For sale in Lorgues, 10 minutes from the TGV station, 15 minutes from the motorway and 25 minutes from the sea, in a popular residential area, on a plot of 4850m<sup>2</sup> with trees and a swimming pool, a villa of 260m<sup>2</sup> comprising a large entrance hall, a fitted scullery with pantry, a fitted and equipped kitchen semi-open to the living room, a bedroom with dressing room and bathroom/shower room, another bedroom with dressing room and bathroom/shower room/wc, a guest toilet with washbasin and a cloakroom. A two-room apartment comprising 2 bedrooms, one with closet, a shower room and a toilet. A pool house with a summer kitchen, a shower room with wc and a technical room. Three garages. Great amenities: alarm, armored door, central vacuum, automatic watering, videophone, etc.

Fees and charges :

1 240 000 € fees included

Ref. : 802V13M - Mandat n°8469MF



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