TÉLÉPHONE PORTABLE 06 22 63 74 01



TÉLÉPHONE FIXE 04 89 24 63 40

## 1 195 000 €

For sale villa 6 rooms

Surface: 200 m<sup>2</sup>

Surface of the living: 86 m²
Surface of the land: 2485 m²
Year of construction: 1995
Exposition: Plein sud

## Features:

Piscine chauffée, fireplace, Bedroom on ground floor, Laundry room, Automatic gate

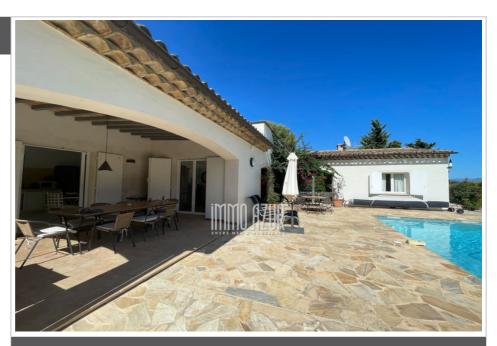
- 4 bedroom
- 2 terraces
- 2 bathrooms
- 2 showers
- 2 WC
- 2 parkings
- 1 cellar

Energy class (dpe): C

Emission of greenhouse gases (ges): C

Document non contractuel 22/10/2024 - Prix T.T.C





## Villa Tourrettes-sur-Loup

Quiet, 2 km south of the village. Superb villa (1995) 200 m2 living space on 2500 m<sup>2</sup> enclosed with trees in two large flat planks. Ground floor Entrance hall opening onto a magnificent living room, 86 m<sup>2</sup> in L with insert fireplace, 4 bay windows all exposures Beautiful fitted kitchen, bay window onto a covered terrace forming a summer dining room, utility room, laundry room. Beautiful bedroom 1: bay window overlooking the garden, en suite bathroom WC, cupboard. Large bedroom two: French window plus separate access SE shower WC en suite. Upstairs: Large bedroom three, bay window onto large solarium terrace Large bathroom with large oval bathtub, separate toilet Bedroom four: French window onto solarium terrace, walk-in shower room, cupboard. underfloor gas central heating plus reversible air conditioning throughout the house, small cellar. pretty mineral and vegetal landscaped garden, No vis-à-vis. Beautiful heated mosaic swimming pool with heat pump, Roman staircase, large technical room and storage What we think: Beautiful and basic, very comfortable family home. Near the village is very quiet. Privacy preserve. This property is distributed based on the authorization of estate agencies using a common transaction software. Fees applicable are those of the



