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Edith Saulnier

3, rue Victor Hugo - 84480 Bonnieux

edith.ffimmobilier@gmail.com - 06 80 11 35 20



Technical Sheet > Small hamlet house with terrace > 157.000 euro

<https://www.immobilier-en-luberon.fr/small-hamlet-house-with-terrace-1066>



Agency mandate number : 2849

Amount of the property : 157.000,00 euro (Agency fees at the expense of the Seller)
(An average of 8% of notary fees will be added in supplement)

Region(s) : **Gargas et environs**

Availability : **Available for sale**

Negotiable price ? **oui**

Property tax : **400 euro**

Annual charges (gas, water, electricity, ...) : **N/P**

1/ Housing

Construction Date : **19ème siècle**

General condition : **Renovated**

Orientation : **West**

Living space : **50 m²**

Number of levels : **3**

Number of rooms : **3**

Main room : **18 m²**

Type of Kitchen : **Open**

Number of bedrooms : **1**

Number of bathrooms : **X**

Number of shower rooms : **1**

Number of toilets : **1**

Storage room : **Yes**

Basement : **No**

Cellar : **No**

Attic : **No**

Garage : **No**

Parking : **Free public car park**

Type of heating : **Inertia radiators + reversible air conditioning**

State of electricity, plumbing : **Perfect condition**

Type of windows : **Double glazing everywhere**

Drainage : **City sewer**

Possibility expansion : **No**

Energy balance (class) : **Classe E : De 251 à 330 kWh/m²/an et de 50 à 70 kg CO2/m²/an**

Energy balance (value) : **329**

Greenhouse gas balance (class) : **B 6 - 10**

Greenhouse gas balance (value) : **10**

Details, Strengths, other benefits : **Renovated house**

2/ Garden

Area : 8 m²

Terrace : Yes

Covered terrace : No

Outdoor kitchen : No

Swimming pool : No

Pool House : No

Tennis : No

Well : No

Details, Strengths, other benefits : Public car park 50m away. Bus stop. Quiet hamlet, full of charm. Close to hiking

3/ Photos



In the west of Apt, in a quiet hamlet, full of charm. Small renovated house of 50 m² on 3 levels : living room with open kitchen on the ground floor, lounge, separate toilet and small bathroom on the 1st floor, bedroom on the second and last floor. Terrace of 8 m² at kitchen level, on the ground floor. West exposure, double glazing, possibility of fireplace or stove (existing chimney flue), ... no work needed. Public parking and bus stop in the hamlet.

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06 81 04 03 91 | 06 80 11 35 20