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Technical Sheet > Villa in Apt with view over the Luberon > 214.000 euro

<https://www.immobilier-en-luberon.fr/villa-in-apt-with-view-over-the-luberon-332>



Amount of agency fees : N/C

Amount of the property : 214.000,00 euro

(An average of 8% of notary fees will be added in supplement)

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

Availability : **Available for sale**

Negotiable price ? **non**

Property tax : **720 euro**

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

1/ Housing

Construction Date : **2005**

General condition : **Good condition**

Orientation : **South**

Living space : **80 m²**

Number of levels : **One level**

Number of rooms : **4**

Main room : **36 m²**

Type of Kitchen : **Open to the main room**

Number of bedrooms : **3**

Number of bathrooms : **1**

Number of shower rooms : **X**

Number of toilets : **1 separate**

Storage room : **No**

Basement : **Crawl space**

Cellar : **Yes**

Attic : **No**

Garage : **No**

Parking : **Yes**

Type of heating : **Stove and electric radiators**

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

Type of windows : **Double glazing everywhere**

Drainage : **Mains sewage**

Possibility expansion : **Yes**

Energy balance (class) : **Classe D : De 181 à 250 kWh/m²/an et de 30 à 50 kg CO₂/m²/an**

Greenhouse gas balance (class) : **A < 5**

Details, Strengths, other benefits : **Pretty small villa in very good condition. Stove, wood shelter. Terrace with superb views over the Luberon. Not overlooked.**

2/ Garden

Area : 1526 m²

Terrace : Yes

Covered terrace : No

Outdoor kitchen : No

Swimming pool : Yes, above ground

Pool House : No

Tennis : No

Well : No

Details, Strengths, other benefits : Pretty terraced garden. Oaks of the Luberon. Not overlooked. Direct access to hiking.

3/ Photos



To the west of Apt in the Luberon, the end of a calm allotment without vis-a-vis. Villa of 80 sqm on a plot of 1526 m² with stunning views over the Luberon. The house has 3 bedrooms with wardrobes, 1 bathroom, 1 separate toilet, 1 living room in L open to the terrace and an American kitchen. The garden is planted with oaks of the Luberon with an above ground pool and an opening on a hiking trail. Private parking.

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