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Technical Sheet > Small village house with garden in the Luberon > 175.000 euro

<https://www.immobilier-en-luberon.fr/small-village-house-with-garden-in-the-luberon-444>



Agency mandate number : 2079

Amount of the property : 175.000,00 euro (Agency fees at the expense of the Seller)
(An average of 8% of notary fees will be added in supplement)

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

Availability : **Available for sale**

Negotiable price ? **non**

Property tax : **320 euro**

Annual charges (gas, water, electricity, ...) : **Electricity: 180 € / month for 4 people (house occupied all the year)**

1/ Housing

Construction Date : **18ème siècle**

General condition : **Renovated 2012**

Orientation : **South**

Living space : **60 m²**

Number of levels : **2**

Number of rooms : **3**

Main room : **29 m²**

Type of Kitchen : **Open, furnished, equipped**

Number of bedrooms : **2**

Number of bathrooms : **x**

Number of shower rooms : **1**

Number of toilets : **1 séparé**

Storage room : **No**

Basement : **No**

Cellar : **No**

Attic : **No**

Garage : **No**

Parking : **Yes**

Type of heating : **Reversible air conditioning + electric radiators + duct for the existing chimney**

State of electricity, plumbing : **Renovated**

Type of windows : **Double glazing**

Drainage : **All in the communal sewer**

Possibility expansion : **No**

Energy balance (class) : **Classe G : Supérieure à 420 kWh/m²/an et plus de 100 kg CO₂/m²/an**

Greenhouse gas balance (class) : **C 11 - 20**

Details, Strengths, other benefits : **House in perfect condition. Ideal for holidays.**

2/ Garden

Area : 45 m²

Terrace : Yes

Covered terrace : No

Outdoor kitchen : No

Swimming pool : No

Pool House : No

Tennis : No

Well : Yes

Details, Strengths, other benefits : Garden on the same level as the living room (kitchen).
Nice view.

3/ Photos



In a charming village of the Luberon, Alpes-de-Haute-Provence. Stone house of the 18th century, entirely renovated, of 60 m² on 2 levels. On the ground floor : living room of 29 m² with open kitchen, open to a small garden of 45 m² with terrace. 1st floor : 2 bedrooms, 1 bathroom, 1 separate toilet. Roof and insulation redone ... a charming little house !

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