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Technical Sheet > Renovated stone country house near Apt > 470.000 euro

https://www.immobilier-en-luberon.fr/renovated-stone-country-house-near-apt-903



Agency mandate number : 2632

Amount of the property : 470.000,00 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 : 1600 euro
Annual charges (gas, water, electricity, ...) : N/P

1/ Housing

Construction Date : 20Ã¨me siÃ¨cle
General condition : Very good condition
Orientation : South
Living space : 190 m²
Number of levels : 2
Number of rooms : 8
Main room : 62 mÂ²
Type of Kitchen : Half open
Number of bedrooms : 3
Number of bathrooms : 1
Number of shower rooms : 1
Number of toilets : 2
Storage room : Yes
Basement : No
Cellar : No
Attic : No
Garage : Yes
Parking : Large parking
Type of heating : Oil central heating and fireplace with insert
State of electricity, plumbing : Perfect condition
Type of windows : Double glazing everywhere
Drainage : City sewer
Possibility expansion : Yes
Energy balance (class) : Classe C : De 111 à 180 kWh/m²/an et de 11 à 30 kg CO2/m²/an
Greenhouse gas balance (class) : D 21 - 35
Details, Strengths, other benefits : Large house, very well maintained, with 3 bedrooms + large dressing room + office with mezzanine ...

2/ Garden

Area : 5600 m²
Terrace : Yes
Covered terrace : Yes
Outdoor kitchen : Yes
Swimming pool : Yes
Pool House : No
Tennis : No
Well : Yes
Details, Strengths, other benefits : Large hangar, ample parking, olive grove, swimming pool, beautiful views

3/ Photos



West of Apt, South of Gargas. Bastide (provenÃ§al stone country house) from the beginning of the 20th century with 190 mÂ² of living space, fully renovated, set on a 5,600 mÂ² plot with terraces, swimming pool, summer kitchen, parking space and 80 mÂ² shed. This charming property consists, on the ground floor of a large living room of 62 mÂ² (living room with fireplace, semi-open kitchen, dining room) opening onto a large terrace of 67 mÂ², a laundry, entrance hall, wc, garage; the 1st floor staircase leads to a large hallway leading to 3 bedrooms (11, 17 and 20 mÂ²) including a master

suite with its bathroom, a 15 mÂ² office with a mezzanine, a 10 mÂ² dressing room and a bath room with wc. A superb Bastide facing south, at few minutes from the center of Apt.

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