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Julius Hoffmann

49, boulevard du maréchal Foch - 84400 Apt

julius.ffimmobilier@gmail.com - 06 73 87 76 87



Technical Sheet > House and gites in Caseneuve > 725.000 euro

<https://www.immobilier-en-luberon.fr/house-and-gites-in-caseneuve-956>



Agency mandate number : 2718

Amount of the property : 725.000,00 euro (Agency fees at the expense of the Seller)
(An average of 8% of notary fees will be added in supplement)

Region(s) : **St Martin de Castillon et environs**

Availability : **available for sale**

Negotiable price ? **non**

Property tax : **N/P**

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

1/ Housing

Construction Date : **x**

General condition : **very good**

Orientation : **South East**

Living space : **240 m²**

Number of levels : **2**

Number of rooms : **11**

Main room : **34**

Type of Kitchen : **closed**

Number of bedrooms : **7**

Number of bathrooms : **x**

Number of shower rooms : **5**

Number of toilets : **5**

Storage room : **x**

Basement : **yes**

Cellar : **yes**

Attic : **x**

Garage : **x**

Parking : **yes**

Type of heating : **gas**

State of electricity, plumbing : **good**

Type of windows : **double glazing**

Drainage : **septic tank**

Possibility expansion : **x**

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) : **Virgin**

Details, Strengths, other benefits : **Very good general condition. Gîtes, outbuildings.**

2/ Garden

Area : 10000 m²

Terrace : yes

Covered terrace : yes

Outdoor kitchen : X

Swimming pool : yes

Pool House : X

Tennis : X

Well : drilling

Details, Strengths, other benefits : One hectare land, swimming pool with solarium, pétanque court, mini bar, outbuilding. Furnished and planted with trees, great calm, view, hiking.

3/ Photos



Beautiful villa of 140 m², with 2 gîtes on a plot of one hectare. The main house, on 2 levels, consists of a large living room, a closed kitchen with access to the terrace, 3 bedrooms, 1 office and a bathroom. Upstairs is a 4th bedroom with sloping ceilings, with its bathroom and small dressing room. Adjoining this house, a converted outbuilding of over 30 m². The 1st gîte with an area of ??60 m² on one level, consists of a living room with open kitchen, a bedroom and a bathroom, as well as a large cellar in the basement. Direct access to the 12x6m swimming pool. The second gîte of around 40 m² also on one level, consists of a living room, an open kitchen, a bedroom and a shower room. This cottage has access to 2 private terraces. The houses are in good condition, no work needed. The whole is on a large plot of one hectare, planted

with trees and landscaped with a pétanque court, the 12x6m swimming pool with its solarium, a wooden outbuilding, an outdoor mini bar and access to hiking trails. Very calm environment with a view on the village of Caseneuve and on the Luberon, on the edge of the forest and less than 10 minutes from the town of Apt and its amenities.

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06 81 04 03 91 | 06 80 11 35 20