

Bandol IMMOBILIER

€ 295 000

Buying maison de village

6 rooms

Surface : 177 m²

Surface of the living : 20 m²

Year of construction : avant 1970

Exposition : Sud ouest

View : Citadine

Hot water : Electrique

Inner condition : good

External condition : good

Couverture : Tuiles

Amenities :

Proche commodites, double glazing,

Climatisation, Double habitation t5+

T2, Garage, Cheminée

6 bedroom

1 bathroom

2 showers

3 WC

1 garage

Energy class (dpe) : D

**Emission of greenhouse gases
(ges) : B**

Fees and charges :

295 000 € fees included

02/05/2025 - Prix T.T.C



Maison de village Cuers

CUERS (83390) - IDEAL FOR A LARGE FAMILY - 5-ROOM VILLAGE HOUSE - + INDEPENDENT T2 - 177.72M² - GARAGE. This village house boasts an exceptional location, ideally situated in the heart of the village, with direct walking access to the park. Close to all amenities. Past the entrance hall, you will take the staircase to access the living space on the first floor. This leads to a kitchen, which will be renovated, with a dining area and an adjoining pantry. A living room with a fireplace, as well as a bathroom with a toilet. On the second floor is the sleeping area which serves a first bedroom with an adjoining shower room and toilet, 3 other bedrooms with an office and a games area complete this property. Ideal for a large family. The plus, a completely renovated T2, which will allow you to benefit from rental income, or to extend the house. Finally, on the ground floor you will find a garage of almost 20 m² with a mezzanine and a water point. The house is equipped with reversible air conditioning. Double-glazed PVC joinery. Ideal for a large family. The roof has been redone. THE PLUSES: GREAT POTENTIAL - CLOSE TO ALL AMENITIES. TEL: 04.94.00.12.12 Ref. : 501V47204M - Mandat n°13267



Bandol Immobilier - 1 Rue Vincent Allègre - 83150 Bandol

Tél: 04 94 25 02 50 - bandol.immobilier@wanadoo.fr

RCS 449 334 978 SIRET 44933497800011 -

Document non contractuel - Barème de prix disponible sur notre site internet