

**Price on request**

**Contact agency**

**Styles**

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**For sale appartement de caractère**

**4 rooms**

**Surface : 122 m<sup>2</sup>**

**Surface of the living : 45 m<sup>2</sup>**

**Year of construction : 1650**

**Exposition : Sud**

**Hot water : Individuelle**

**Inner condition : NEW**

**Features :**

double glazing, CALM

3 bedroom

1 bathroom

1 shower

2 WC

**Energy class (dpe) : D**

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

Document non contractuel



### **Appartement de caractère 4076 Uzès**

A prestigious address in the historic center, close to charming picturesque pedestrian streets and shops, and a two-minute walk from the famous Place aux Herbes, is where you will find this magnificent and spacious 1,313 sq ft apartment with a private 3,560 sq ft garden. They are part of a characterful 17th-century building undergoing extensive restoration and renovation in accordance with the standards and requirements of the Architecte des Bâtiments de France, harmoniously combined with modern standards of comfort and safety. After passing through the interior alcove, this apartment features a large 45 m<sup>2</sup> living room with high ceilings and direct access to the private garden, three bedrooms including a master suite with its own shower room, a bathroom, two toilets, and a separate kitchen. Cut stone, fireplace, vaults, beams, moldings, staircases, railings, interior doors, floors, etc. The authentic historical features and soul of the building have been judiciously preserved and enhanced, providing a perfect backdrop for the contemporary renovations currently underway, where every detail has been designed to offer a functional and pleasant living environment in an exceptional location.

**Fees and charges :**

Well condominium

