

Price on request

Contact agency

Agence du Tignet

370 route de Draguignan

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For sale house

4 rooms

Surface : 75 m²

Surface of the living : 17 m²

Exposition : Sud

View : Village

Hot water : Electrique

Inner condition : GOOD

External condition : GOOD

Features :

flue, Double glazed timber, Chauffage électrique, CALM, Chauffe eau électrique, Volets battants bois, 1 cave en pierre voutée, Stationnement à proximité

2 bedroom

1 bathroom

2 WC

3 cellars

Energy class (dpe) : D

Emission of greenhouse gases (ges) : B

Document non contractuel

03/12/2025 - Prix T.T.C



House 3800 Callian

Mandate 3800 "PRICE DROP - PERFECT FOR RENTAL INVESTMENT"

Exclusively available, ideally located in the heart of the charming village of CALLIAN, this lovely 4-room village house offers a living area of 75.44 m² and includes: On the ground floor: an entrance, a bathroom with WC, a staircase, and a large vaulted stone cellar. On the first floor: an equipped open kitchen with a pantry, a WC, and a spacious living room of 17.92 m² with a chimney or stove flue. On the second floor: a hallway with a closet, two bedrooms including one with a walk-in closet (15.56 m² and 13.26 m²). No co-ownership fees Features and amenities: wooden frames with double glazing, electric heating, electric water heater (installed in 2024), wooden shutters, large vaulted stone cellar of 30.74 m², two basement cellars measuring 29 m² and 9.40 m², parking very close by and the possibility of temporary parking in front of the apartment. Léonard de Vinci Middle School: 7.2 km (12 minutes) Elementary School: 400 m (2 minutes) Pharmacy: 850 m (2 minutes) VIVAL: 300 m (2 minutes) E Leclerc: 3.8 km (10 minutes) La Bastide De Callian Clinic: 1.5 km (6 minutes) Terre Blanche Golf: 4.8 km (11 minutes) A8 Highway: 16 km (20 minutes) Nice Airport: 58 km (49 minutes)

Fees and charges :

