

## 567 000 €

Contact agency **Charming Houses** 38 Bd Mirabeau 13210 Saint Rémy de Provence +33(0)4 90 95 10 29 / reservation@charminghouses.net

For sale house Surface : 147 m<sup>2</sup>

Surface of the land : 1451 m<sup>2</sup> Year of construction : 2004 Exposition : Plein sud View : Jardin Inner condition : GOOD External condition : GOOD Couverture : tiling

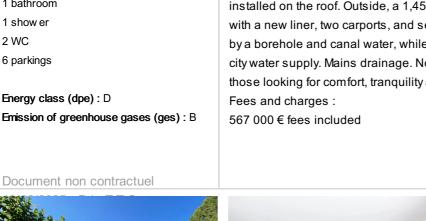
## Features :

POOL, fireplace, Bedroom on ground floor, double glazing, Automatic Watering, Laundry room, Automatic gate, CALM

3 bedroom 1 terrace 1 bathroom 1 show er 2 WC 6 parkings

Emission of greenhouse gases (ges) : B

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## House 1297 Cabannes

Located in the heart of Cabannes, in a quiet and private setting, this beautiful 147 m<sup>2</sup> house offers a peaceful and pleasant living environment. On the ground floor, you'll find a fully equipped kitchen with adjoining laundry room, a bright living room opening onto the exterior, and a single-story bedroom with direct access to a shaded terrace. A large dressing room and a bathroom with a shower and bathtub complete this level. Upstairs, you will find two comfortable bedrooms as well as a bathroom with WC. Built in 2004, the house benefits from high-quality features: double glazing, underfloor heating, reversible air conditioning, solar panels installed on the roof. Outside, a 1,451 m<sup>2</sup> plot of land houses a swimming pool with a new liner, two carports, and several parking spaces. The garden is supplied by a borehole and canal water, while the interior of the house is connected to the city water supply. Mains drainage. No overlooked views. A rare property, ideal for those looking for comfort, tranquility and proximity to amenities.