

530 000 €

Contact agency

Opio Rouret Immobilier

1063 Avenue de Grasse

06650 Le Rouret

+33 (0)4 93 77 77 77 / info@opio-rouret-
immobilier.fr

For sale house

6 rooms

Surface : 161 m²

Surface of the living : 43 m²

Surface of the land : 2233 m²

Year of construction : 1900

Exposition : Sud

View : Très dégagée

Hot water : Electrique

Inner condition : to renovate

External condition : to renovate

Couverture : tiling

Features :

fireplace, Laundry room, CALM

3 bedroom

1 bathroom

1 shower

2 WC

1 cellar

Energy class (dpe) : E

Emission of greenhouse gases (ges) : E

Document non contractuel



House 3918 Opio

EXCLUSIVE: OPIO - Cannes hinterland - 35 mins from CANNES and NICE Airport - Located in a residential area, old country farmhouse and its annexes requiring work - The roof also needs to be redone - Consists of: 1/ Main part on the upper garden level with 4 rooms (105 m² with 3 bedrooms) to be renovated - 2/ Ground floor section of 3 rooms of 56.40 m² with independent access. To be completely renovated - Interior communication is possible. 3/ Independent small house of 27.52 m² (former studio) - To be restored - 4/ Dilapidated convertible room on the upper floor of 29 m² - to be restored and able to communicate with the main part. Total convertible area 190 m² + outbuilding 27.52 Annexes: attic - carport - old manger used as a cellar. Naturally landscaped and partially fenced garden with a usable surface area of approximately 1800 m² - Various planted with laurels, century-old olive trees and its traditional lime tree. Old basin and its wash house. Potential in redevelopment with 2 possible dwellings. Fees payable by the seller. Information on the risks to which this property is exposed is available on the Géorisques website: www.georisques.gouv.fr;

Fees and charges :

530 000 € fees included

