

289 000 €

Contact agency  
**IMMO CAB CEVENNES**

12 rue Balore  
30100 Alès

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For sale house

4 rooms

Surface : 98 m<sup>2</sup>

Surface of the living : 41 m<sup>2</sup>

Surface of the land : 800 m<sup>2</sup>

Year of construction : 2003

Exposition : Sud

View : Jardin

Hot water : Electrique

Inner condition : excellent

External condition : GOOD

Couverture : tiling

Features :

POOL, Wood Stove, double glazing,  
Automatic Watering, Laundry room,  
Paillotte

3 bedroom

1 terrace

1 bathroom

1 WC

1 garage

1 parking

Energy class (dpe) : D

Emission of greenhouse gases (ges) : A

Document non contractuel

20/05/2024 - Prix T.T.C



## House 701 Saint-Christol-lès-Alès

Quietly in a subdivision without heavy traffic, this charming single storey villa of 98m<sup>2</sup> of living space is located on a pretty 800m<sup>2</sup> enclosed and tree-lined garden with swimming pool. In perfect condition, it offers a 41m<sup>2</sup> living room with wood stove and a beautiful American kitchen opening onto the south-facing terrace. On the night side, it has 3 bedrooms with cupboards and a beautiful bathroom. On the practical side, it is complemented by a laundry room, an insulated garage communicating with the interior as well as an entrance with a porch and a parking space. Absolutely worth discovering!

Fees and charges :

289 000 € fees included

