

572 000 €

Contact agency

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For sale villa

5 rooms

Surface : 130 m²

Surface of the living : 37 m²

Surface of the land : 801 m²

Year of construction : 2015

Exposition : Sud est

View : Jardin

Hot water : Thermodynamique

Inner condition : excellent

External condition : exceptional

Couverture : tiling

Features :

Absolute calm, POOL, pool house, Jacuzzi spa, Bedroom on ground floor, double glazing, Automatic Watering, Laundry room, Automatic gate

4 bedroom

1 terrace

2 shower

2 WC

1 garage

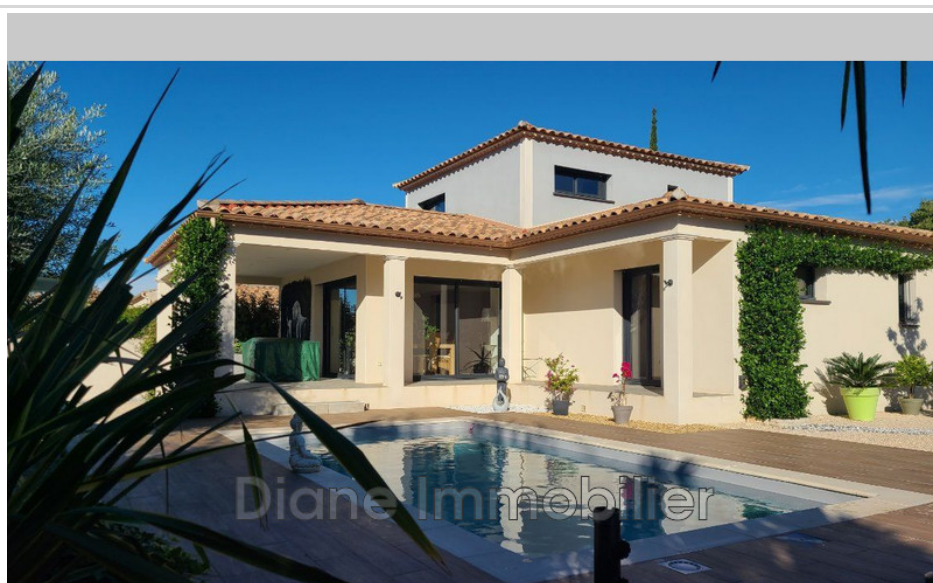
2 parkings

Energy class (dpe) : A

Emission of greenhouse gases (ges) : A

Document non contractuel

13/06/2025 - Prix T.T.C.



Villa 2764 Caveirac

ON THE OUTSKIRTS OF NÎMES, in CAVEIRAC en Vaunage, a brand new villa dating from 2015, built with care, a taste for perfection and a concern for practicality... Built on two levels, it offers a 47 m² living room with a nicely equipped kitchen and direct access to the terrace, 4 bedrooms, 2 of which are on the ground floor, and 2 shower rooms. The services are qualitative: reversible air conditioning (A classification for energy performance), interior joinery and electric aluminum roller shutters, identical interior and exterior tiling... On the exterior level, the whole is harmoniously arranged for the pleasure of the eyes; lots of planting but without too much maintenance (automatic watering with water from the lower Rhône), a pool shelter for a little shade around the POOL, a 5-seater jacuzzi for relaxation (installed in 2024 and resold at a good price) and a double carport to optimize car parking (garage extra) The extremely calm environment and the proximity of the village center and its shops add a plus to the quality of the property!

Fees and charges :

572 000 € fees included

