

Price on request

Contact agency

LA Provençale Trets

6, Avenue Mirabeau

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For sale house

5 rooms

Surface : 143 m²

Surface of the living : 43 m²

Surface of the land : 5309 m²

Year of construction : 2005

Exposition : Sud

View : Dégagée

Hot water : Thermodynamique

Inner condition : GOOD

External condition : GOOD

Couverture : tiling

Features :

TERRACE, double glazing, Fibre, electric shutters, Bedroom on ground floor, solar, CALM, fireplace

4 bedroom

1 terrace

2 showers

2 WC

1 garage

2 parkings

1 cellar

Energy class (dpe) : B

Document non contractuel

Emission of greenhouse gases (ges) : A

19/01/2020 - Prix T.T.C



House T25002 Saint-Maximin-la-Sainte-Baume

ARCHITECT-DESIGNED VILLA – BUILT IN 2002 – SWIMMING POOL – FULL TECHNICAL FEATURES – ENCLOSED PLOT – QUIET AREA Your agency La Provençale offers you this Provençal villa, built in 2002 (compliance obtained in 2005), featuring quality construction and particularly comprehensive amenities. The property also benefits from an approved preliminary declaration, a guarantee of compliance and peace of mind for future buyers. The house is fitted with aluminum double-glazed joinery, including electric blinds and mosquito screens, ensuring thermal comfort and everyday convenience. It features an efficient heating system, combining radiant ceiling heating, a wood-burning insert, and a heat pump paired with a 300 L thermodynamic water heater. The technical installations have been regularly maintained and upgraded: - Upgraded electrical panel - Central vacuum system - Water filtration via cartridge - Underground rainwater collection tank In terms of energy efficiency, the house is equipped with 12 ground-mounted solar panels for self-consumption, allowing optimized energy management. Outside, the plot is partially fenced and includes an electric gate. A swimming pool, built in 2008 with building permit and validated compliance, perfectly complements the property, inviting you to fully enjoy the sunny days. The house is connected to the municipal water supply and fiber optic internet. The

individual septic system is operational, although likely not compliant. A property

