

## Price on request

### Contact agency

Vos agents ont du Coeur - Luxury Provence

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### For sale house

5 rooms

Surface : 130 m²

Surface of the living : 50 m²

Surface of the land : 700 m²

Year of construction : 2007

Exposition : Sud

View : Panoramique

Hot water : Electrique

Inner condition : excellent

### Features :

POOL, AIR CONDITIONING, double glazing, fireplace, Automatic Watering, Automatic gate, CALM, electric shutters

4 bedroom

1 terrace

1 bathroom

1 shower

2 WC

6 parkings

1 cellar

Energy class (dpe) : C

Emission of greenhouse gases (ges) : B

Document non contractuel

19/01/2026 - Prix T.T.C



## House 271 Saint-Savournin

VILLA WITH SWIMMING POOL AND PANORAMIC VIEW - 13119 LA VALENTINE I invite you to discover without delay this 2007 villa in perfect condition, ready to welcome your luggage! After easily parking on the plot thanks to a spacious area and a double carport, you enter the house through a large, light-filled living room of 50m², featuring ducted air conditioning and a wood stove, accompanied by its beautiful open-plan dining kitchen. This living space extends onto a superb elevated terrace, offering complete privacy and absolute tranquility! On the lower half-level, the garage has been divided into a storage room (12m²) and a laundry room (6m²). A lovely additional room of 16m² with outdoor access gives you the option of a fourth bedroom or a private office. On the upper half-level, you'll find 3 bedrooms, one of which has its own small shower room, along with another bathroom. Outside, you can enjoy our lovely sunny days thanks to the summer kitchen and the beautiful pool, sheltered from view. As you can see, I'm offering you a rare home on the market today! Features: double-glazed PVC windows, electric shutters, ducted air conditioning, ventilation system (VMC), sprayed insulation, wood stove.

Fees and charges :



EXCLU ENGAGÉE



Vos agents ont du Coeur, un adn qui se fait à une association locale choisie par les vendeurs. Notre engagement sociétal est **notre ADN !**

