

## Price on request

### Contact agency

#### Agence Pierres du Gard

Bâtiment Europa ZAC Pont des Charrettes

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### For sale contemporary house

6 rooms

Surface : 199 m²

Surface of the living : 80 m²

Surface of the land : 1243 m²

Year of construction : 2013

Exposition : Sud

View : Jardin

Hot water : Thermodynamique

Inner condition : excellent

External condition : exceptional

Couverture : tiling

### Features :

Avec vue, fireplace, double glazing, POOL, Automatic gate

4 bedroom

1 terrace

2 bathrooms

2 WC

2 garage

1 parking

Emission of greenhouse gases (ges) : A

Document non contractuel

10/12/2025 - Prix T.T.C



## Contemporary house 937-25 Saint-Siffret

Spacious 199 m² house with a pool, 5 km from Uzès. Located just 5 km from Uzès, in the village of Saint Siffret, this stunning 199 m² house offers a unique living environment, combining comfort, generous space, and high-end features. Set on a wooded plot of 1243 m², enhanced by several olive trees, it stands out for its bright rooms and an ideal layout for a family or a vacation home. From the entrance, you'll be charmed by a large 80 m² living room, full of natural light, fully open to a modern and practical fitted kitchen, offering a welcoming space perfect for entertaining. Sleeping area - Ground floor The ground floor features a very functional layout with several rooms dedicated to comfort: . A master suite including a large bedroom, a private bathroom, and a walk-through dressing room. . A room designed for relaxation, currently set up as a TV room, but which could be converted into a bedroom or playroom. . A third room, currently used as an office and gym, which can be adapted for a teenager or guests. A sauna complements the whole Independent upper floor The upper floor forms a truly self-contained living space, ideal for hosting family, friends, or creating a separate apartment: - two comfortable and spacious bedrooms - a bathroom dedicated to this floor - a kitchen-living area, forming an independent apartment suitable for various uses (rental income, guest accommodation, teen space, etc.) Outdoor space and features The plot is

