## 489 000 €

Contact agency Luxury Provence 531 avenue paul jullien 13100 Le Tholonet 0442944548 / direction@luxury-provence.com

For sale house 6 rooms Surface : 173 m<sup>2</sup>

Surface of the living : 49 m<sup>2</sup> Surface of the land : 428 m<sup>2</sup> Exposition : Sud Hot water : Electrique Inner condition : GOOD

## Features :

POOL, AIR CONDITIONING, double glazing, fireplace

5 bedroom 2 terraces 1 bathroom 1 show er 1 WC 2 parkings

Energy class (dpe) : D Emission of greenhouse gases (ges) : A

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## House 71 Berre-l'Etang

Come and discover this pretty house located in Berre I'étang close to all amenities on a plot of 428 m<sup>2</sup>. On the ground floor, you will find a spacious kitchen, a living room of 49 m<sup>2</sup>, a master suite and a WC - hand basin. Upstairs, you will find 4 bedrooms and a bathroom. Outside, a swimming pool and a beautiful terrace. For more information, please contact the agency on 0442944548. Fees and charges :

489 000 € fees included

