

**Price on request**

Contact agency

Styles

10 place vendôme

75001 Paris

+33 (0) 952 346 611 /

stylesimmobilier@gmail.com

**For sale house**

**9 rooms**

**Surface : 280 m<sup>2</sup>**

**Surface of the land : 250 m<sup>2</sup>**

**View : Jardin**

**Features :**

POOL, AIR CONDITIONING, fireplace,

Bedroom on ground floor, GARAGE

6 bedroom

1 terrace

2 bathrooms

4 showers

7 WC

1 garage

1 cellar

**Energy class (dpe) : C**

**Emission of greenhouse gases (ges) : C**

Document non contractuel



## House 4063 Uzès

STYLES private collection - Exclusive property in the historic center, just 300 meters from the famous Place aux Herbes! Superb family home with incredible character located in the center of Uzès, quiet and air-conditioned, with garage and swimming pool. A rare find, currently on the market. The front door opens onto a large entrance hall (with cloakroom) and stone staircase leading to the upper floors. Next, you will find the double living room (or living room and dining room) with its stone fireplace (with open/closed hearth) which opens onto the terrace and garden, as well as an office and a small bedroom (with shower room and toilet). The tour of the garden level continues with the fully equipped kitchen with dining area and plenty of storage space, a large laundry room, a linen room, a toilet, and a garage. Cellar in the basement. The first floor has 4 beautiful en-suite bedrooms (each with shower room, toilet, and storage space) as well as a large office opening onto a walkway that serves as a private balcony overlooking the garden. The second floor houses a large master suite with views of the valley and garden, as well as a large dressing room, a beautiful bathroom (shower and bathtub), and a toilet. The entire property is air-conditioned (except for one bedroom), and gas central heating provides optimal comfort in both winter and summer. A unique character, a unique and confidential address in a protected area, and lots of potential too. Consider it as a family home, a guest house, or a private rental!

