

# ANDUZE POINT I

25 ans d'expérience

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contact@anduze-immo.com

363 000 €

Buying house

5 rooms

Surface : 150 m<sup>2</sup>

Surface of the living : 50 m<sup>2</sup>

Surface of the land : 1262 m<sup>2</sup>

Year of construction : 2006

View : Jardin

Hot water : Cumulus

Inner condition : good

External condition : good

Couverture : tiles

Features :

fireplace, Bedroom on ground floor, double glazing, Portail automatique

4 bedroom

1 terrace

1 bathroom

2 WC

1 garage

ref. 790V419M

Document non contractuel

28/04/2024 - Prix T.T.C



## House - mandate 2999 Boisset-et-Gaujac

In the town of Boisset and Gaujac, close to all amenities. Charming villa of 150 m<sup>2</sup> approx. on a plot of 1200 m<sup>2</sup> enclosed and planted with trees. This single-storey villa consists of a living room/living room of approx. 50 m<sup>2</sup>, an open and equipped kitchen of 14.7 m<sup>2</sup>, a fitted cellar of 12.6 m<sup>2</sup>, a bedroom of 11 m<sup>2</sup>, a bathroom. water with spa bath, wc, a second bedroom of 15 m<sup>2</sup>, a third of 12.6 m<sup>2</sup> and a fourth of 12.4 m<sup>2</sup>. You will also find a large garage of 22.6 m<sup>2</sup> tiled and insulated, a beautiful sunny terrace, a workshop and a wine cellar. - Ducted reversible air conditioning heating - Hot water tank - Motorized gate - Property tax of 1700 euros Price: 363,000 euros ISP Contact: Fanny Ribot at 06.26.86.65.07 or fannyribot.immoanduze@gmail.com

Fees and charges :

363 000 € fees included



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Carte professionnelle n°CPI 30012018000032385 - RCS 752698522

Code NAF 6831Z - SIRET 75269852200014 - Garantie financière : Agence non détentrice de fonds donc sans obligation de garantie financière -

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