

1 190 000 €

**For sale house**

**7 rooms**

**Surface : 253 m<sup>2</sup>**

**Surface of the living : 37 m<sup>2</sup>**

**Surface of the land : 3047 m<sup>2</sup>**

**Year of construction : 1975**

**Exposition : Sud**

**View : Dégagée**

**Hot water : Electrique**

**Inner condition : to renovate**

**External condition : good**

**Features :**

calm, wine cellar

4 bedroom

2 terraces

2 bathrooms

1 shower

5 WC

1 garage

2 cellars

**Legal information**

1 190 000 €

Fees paid by the owner, no current procedure, information on the risks to which this property is exposed is available on [georisques.gouv.fr](http://georisques.gouv.fr)



## House Peymeinade

**PEYMEINADE LAND OF 3000 M<sup>2</sup> / QUIET / VILLA OF 253 M<sup>2</sup> / GARAGE / CELLARS /**

The Cot'Ouest Immobilier agency invites you to come and discover this beautiful 253 m<sup>2</sup> house located in Peymeinade, offering an idyllic living environment surrounded by nature. A true haven of peace, this property benefits from absolute calm while being only 5 minutes from the village and all amenities. On the ground floor you will be welcomed by a large entrance with guest toilet, an independent kitchen, a dining room, as well as a 37 m<sup>2</sup> living room with fireplace opening onto a pleasant terrace with barbecue area and pizza oven, ideal for outdoor meals and convivial moments with family or friends. Night side and on one level, a bathroom with WC, 3 bedrooms with wardrobes including a master suite of 25 m<sup>2</sup> with private bathroom and WC. Upstairs, a bedroom and a shower room with toilet offering an independent space for your guests. On the garden level the villa also has...

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