

749 000 €

For sale villa

6 rooms

Surface : 165 m²

Surface of the living : 60 m²

Surface of the land : 1025 m²

Year of construction : 1984

Exposition : Est ouest

View : Jardin

Hot water : Electrique

Inner condition : good

External condition : good

Couverture : tiles

Features :

pool, fireplace, Bedroom on ground floor, double glazing, Laundry room, Automatic gate, calm

4 bedroom

2 terraces

1 bathroom

2 showers

3 WC

5 parkings

Energy class (dpe) : D

Emission of greenhouse gases (ges) : B

Document non contractuel

03/05/2025 - Prix T.T.C



## Villa 1826 Biot

EXCLUSIVE - BIOT - Close to amenities for this perfectly calm and sunny villa. Apart from its high quality construction, it offers a magnificent living room with fireplace and inserts extending outside onto large covered terraces equipped with barbecue, bread oven, ideal for family dinners. A large mezzanine with a bedroom and shower room overlooks its living room. It also consists of two bedrooms on one level with bathroom and shower room, a third room with laundry room can be modified into a bedroom. Beautiful exteriors await you as well as a large workshop, a greenhouse for your vegetable garden and plenty of parking.

Fees and charges :

749 000 € fees included



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