



1 315 000 €

## Buying house

6 rooms

Surface : 180 m<sup>2</sup>

Surface of the living : 68 m<sup>2</sup>

Surface of the land : 5400 m<sup>2</sup>

Year of construction : 1977

Exposition : Plein sud

View : Campagne

Hot water : Electrique

Inner condition : Good

External condition : Good

Couverture : Tiling

## Amenities :

Piscine 12 x 4m au sel, Bedroom on ground floor, Double Glazing, Laundry room, Automatic gate, Calm

5 bedroom

1 terrace

1 bathroom

1 shower

2 WC

3 parkings

## Legal information

1 315 000 €

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



## House 226 Eygalières

Just minutes from the center of Eygalières, In a beautiful, lush countryside, This pleasant and bright house underwent a complete renovation in 2018. It offers on one level a stunning living space (with a fully equipped kitchen) that opens widely onto the garden, 4 bedrooms sharing a shower room, and the master bedroom featuring 2 walk-in closets, a bathroom, and a toilet. Separate from the house is a 100 m<sup>2</sup> outbuilding that can be used to extend the home, create a workshop, or adapt to your wishes and needs. The 2022 pool, nestled among olive trees, is a true oasis. The garden is richly planted (olive trees, fruit trees, vegetable garden) with 3 plane trees, perfect for relaxing in the shade.

Energy class (dpe) : C - Emission of greenhouse gases (ges) : B  
Estimated annual energy between 2530 and 3490 € (reference year 2021.2022.2023)  
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