



**735 000 €**

**Buying house**

**Surface : 139 m²**

**Surface of the living : 47 m²**

**Surface of the land : 934 m²**

**Year of construction : 1997**

**Exposition : Sud est**

**View : Jardin**

**Hot water : Gaz**

**Inner condition : a refresh**

**External condition : good**

**Couverture : tiles**

**Amenities :**

Eau de ville ,, Garage 32 M2

3 bedroom

1 bathroom

1 shower

1 garage

**Legal information**

735 000 € fees included

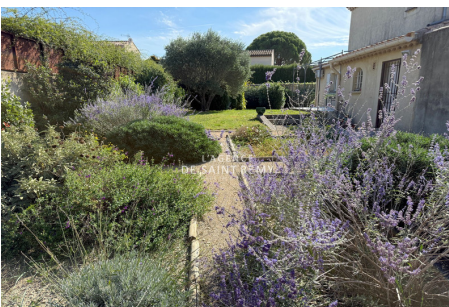
5,00% VAT of fees paid by the buyer (700 000 € without fees), no current procedure, information on the risks to which this property is exposed is available on [georisques.gouv.fr](http://georisques.gouv.fr).



**House 423 A Saint-Rémy-de-Provence**

Close to the town center of Saint-Rémy-de-Provence, in a quiet and sought-after neighborhood, this house of approximately 140 m² of living space stands on a beautiful 934 m² plot, offering a peaceful and green setting. The pool-ready plot offers many possibilities for outdoor living to fully enjoy the sunny days. On the ground floor, you will find a spacious, bright living area, a fitted kitchen, as well as a bedroom, a bathroom, a separate toilet, and an office. Upstairs, there are two additional bedrooms and a shower room with a toilet. The house is equipped with central heating powered by town gas and 3 reversible air conditioning units (two on the ground floor and one upstairs), ensuring optimal comfort throughout the year. A pleasant home to live in, ideal for a family looking to enjoy the tranquility of Provence while staying just minutes from the center.

Energy class (dpe) : C - Emission of greenhouse gases (ges) : C  
Estimated annual energy between 1420 and 1980 € (reference year 2021,2022,2023)  
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**L'agence de Saint Rémy - 43, bd Victor Hugo - Saint-Rémy-de-Provence**

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