



CABINET MICHEL

IMMOBILIER / REAL ESTATE

T. 04 92 60 31 31

cabinetmichel.com

1 272 000 €

For sale house

7 rooms

Surface : 249 m²

Surface of the living : 62 m²

Surface of the land : 1926 m²

Year of construction : 1983

Exposition : Sud ouest

View : Dégagée

Hot water : Individuelle Chauffe-eau

Inner condition : Excellent état

Features :

Cheminée, Double vitrage, Clôture,
Éclairage extérieur, Alarme, Portail
électrique, Piscine, Arrosage

5 bedroom

1 bathroom

2 WC

1 garage

Legal information

1 272 000 €

Fees paid by the owner, no current
procedure, information on the risks to which
this property is exposed is available on
georisques.gouv.fr.



House 6252 Roquefort-les-Pins

In a quiet residential area, this spacious family villa in excellent condition comprises : Ground floor: entrance hall, large kitchen opening onto terrace, spacious, light-filled living room with high ceilings opening onto the pool area, cosy lounge, two bedrooms, two shower rooms/wc. First floor: mezzanine, three bedrooms, one with fitted wardrobe, one with en suite bathroom/wc and one with en suite bathroom/shower and 2 washbasins, separate wc. Set in approx. 1926 sq.m of flat garden with swimming pool and garage.

Energy class (dpe) : C - Emission of greenhouse gases (ges) : C
Estimated annual energy between 3641 and 4927 € (reference year 2023)
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