

**525 000 €**

**For sale villa contemporaine**

**5 rooms**

**Surface : 135 m<sup>2</sup>**

**Surface of the living : 60 m<sup>2</sup>**

**Surface of the land : 680 m<sup>2</sup>**

**Year of construction : 2024**

**Exposition : Sud**

**View : Citadine**

**Hot water : Thermodynamique**

**Inner condition : Neuf**

**External condition : Good**

**Couverture : Tiling**

**Features :**

Pool, Au moins 2 salle d'eaux, Bedroom on ground floor, double glazing, Laundry room, Automatic gate, Grand séjour

3 bedroom

1 terrace

1 bathroom

1 shower

2 WC

1 garage

1 parking

**Energy class (dpe) : A**

**Emission of greenhouse gases (ges) : A**

Document non contractuel

17/02/2025 - Prix T.T.C



### Villa contemporaine MJ1252 Uzès

ON FOOT OF AMENITIES 5 KMS FROM UZES - New villa of approx. 135m<sup>2</sup> on 680m<sup>2</sup> of enclosed land with swimming pool, fire pit and solar shower. The south-facing house consists of an entrance with laundry room, toilet, large living room, US kitchen of 60m<sup>2</sup> with access to the terrace, part of which is covered. Hallway leading to 3 bedrooms including a master suite with shower room and toilet, bathroom with bath and shower. Ducted air conditioning - Notary fees reduced to 2.65% -

Fees and charges :

525 000 € fees included

