

**357 000 €**

**For sale house**

**6 rooms**

**Surface : 212 m²**

**Surface of the living : 46 m²**

**Surface of the land : 1310 m²**

**Year of construction : 1985**

**View : Campagne**

**Hot water : Electrique**

**Inner condition : A refresh**

**External condition : Good**

**Features :**

Au moins 2 salle d'eaux, Fireplace,  
Bedroom on ground floor, Double vitrage  
partiel, Laundry room, Grand séjour

4 bedroom

4 terraces

2 bathrooms

2 WC

2 garage

**Energy class (dpe) : D**

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

Document non contractuel

16/04/2024 - Prix T.T.C



### House MJ1142 Uzès

10 minutes from Uzès, with an unobstructed view of the village and the countryside, 1985 house on one level of 210 m² on land of 1310 m². The house has been divided into two dwellings which are very easy to join together (a partition to be knocked down). The main house includes an entrance, a fitted and equipped kitchen, a dining area opening onto a living room with fireplace, two bedrooms, a bathroom, a laundry room. The second dwelling (rented until February 2023) consists of an entrance hall, a living room with open kitchen, two bedrooms and a bathroom. The house is built on a full basement, with two garages. Raised ground, automatic watering. Electric heating and hot water, partial double glazing. Provide some refreshment work

Fees and charges :

357 000 € agency fees 4,76% à the responsibility of the buyer included



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