

**495 000 €**

**For sale village house**

**8 rooms**

**Surface : 195 m²**

**Surface of the land : 500 m²**

**Year of construction : 1800**

**Exposition : Nord Sud**

**View : Citadine**

**Hot water : Gaz**

**Inner condition : Good**

**External condition : Good**

**Couverture : Tiling**

**Features :**

Piscine liner armé refait, En pierres, Au moins 2 salle d'eaux, Cheminée ou conduit

5 bedroom

1 terrace

2 show ers

2 WC

1 garage

1 parking

**Energy class (dpe) : E**

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

Document non contractuel

12/05/2024 - Prix T.T.C



### Village house MJ1280 Uzès

Charming house of approximately 123m2 with a pretty courtyard and a garden with swimming pool and 2 separate entrances. The main house consists of a living room with a large old fireplace, a separate kitchen with dining room, a bedroom and bathroom. Upstairs, mezzanine of 14m2 which can be used as a bedroom and a second bedroom of 24m2. Lots of charm (old materials) - The outbuilding, to be refreshed, offers around 75m2 on the courtyard side composed of a large living room, kitchenette and 2 bedrooms upstairs - The stone building has old cellars, a parking space and a stone carport! RARE

Fees and charges :

495 000 € fees included



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Code NAF 6831z - SIRET 53832016900021 - Garantie financière : CGA IM - Médiation MEDIMMOCONSO-Document non contractuel -