

560 000 €

Buying villa

8 rooms

Surface : 246 m²

Surface of the living : 35 m²

Surface of the land : 7200 m²

Year of construction : 1970

Exposition : Plein sud

View : Dégagée et Ventoux

Hot water : Electrique

Inner condition : Excellent

External condition : Good

Couverture : Tiling

Features :

Pool, Fireplace, Bedroom on ground floor,

Double Glazing, Automatic Watering,

Laundry room, Automatic gate, Calm

4 bedroom

2 terraces

2 show ers

3 WC

4 parkings

1 cellar

Energy class (dpe) : D

Emission of greenhouse gases (ges) : B

Document non contractuel

03/05/2025 - Prix T.T.C



Villa 1411 Mazan

nature: provençal villa from 1970, completely renovated in 2006, with independent studio and many outbuildings, partly convertible. situation: in the countryside, 4 km from mazan and carpentras. beautiful view on the countryside and Mont Ventoux. total area: 410 m² built area, including 246 m² of living space. land: 7,200 m², partially landscaped, with vegetable garden, fruit trees, olive trees and truffle oaks. 9 x 4.5 swimming pool with swimming pool, wood burning oven, gazebo, fenced. composition: main house of 216 m²: ground floor: veranda 15 m², dining room 26 m², hall 6.5 m², superb kitchen 13.5 m², with dining area, living room 35 m², with godin wood stove, corridor 11 m², with cupboards, toilet with wash-stand, 3 rooms of 15 m², 11 m² and 10 m², each with cupboard, room of water / toilet, office / playroom 41 m² (independent access), buanderie 15 m², av.lavoir cellar 5 m². 1st floor: attic 140 m² under slope, convertible. studio ind. 30 m²: large room with kitchenette, large closets and dining area, bedroom, bathroom / wc. private terrace with roller blinds. equipment: electric gate, alarm, joinery pvc double glazing, aluminum shutters, electric blinds, mosquito nets, reversible air conditioning, wind, automatic watering, canal water and drilling, septic tank, outbuildings of 165

