

**480 000 €**

**For sale house**

**3 rooms**

**Surface : 107 m²**

**Surface of the land : 1000 m²**

**Year of construction : 2010**

**Exposition : Sud**

**View : Jardin**

**Hot water : Electrique**

**Inner condition : Good**

**External condition : Good**

**Couverture : Tiling**

**Features :**

Terrain de pétanque, Air conditioning,  
 Double Glazing, Conduit cheminée en  
 attente, Laundry room, Automatic gate,  
 Calm, Bedroom on ground floor, Chauffage  
 au sol

2 bedroom

1 terrace

1 bathroom

1 shower

2 WC

6 parkings

**Legal information**

480 000 €

Fees paid by the owner, no current  
 procedure, information on the risks to which  
 this property is exposed is available on  
[georisques.gouv.fr](http://georisques.gouv.fr).



## House Saint-Cézaire-sur-Siagne

Single-storey semi-detached house, of traditional construction, built in 2010, with around 106m² of living space. It consists of an entrance hall leading to a master bedroom with bathroom (shower and bath), a living room of around 30m² with open fitted kitchen, a dining room, a separate toilet and a second bedroom with bathroom. The house is equipped with a heat pump with underfloor heating, reversible air conditioning and offers the possibility of creating a third bedroom. Located on a closed ground in enjoyment of 1700m², flat, the house benefits from an adjoining laundry room, outdoor parking spaces and a pétanque court. Quiet,

Energy class (dpe) : B - Emission of greenhouse gases (ges) : A  
 Estimated annual energy between 1163 and 1573 € (reference year 2021)  
 Document non contractuel - 01/05/2025



**Agence de Provence - 6 place de la Foux - 06130 Grasse**

Tél. +33 (0)4 93 36 07 50 - [Info@agencedeprovence.com](mailto:Info@agencedeprovence.com) - [www.agencedeprovence.com](http://www.agencedeprovence.com)

RCS B 415 851 112 - Code NAF 6831Z - SIRET 415 851 112 00011 - Document non contractuel