

488 000 €

For sale house

4 rooms

Surface : 127 m<sup>2</sup>

Surface of the living : 39 m<sup>2</sup>

Surface of the land : 711 m<sup>2</sup>

Year of construction : 1989

Exposition : Sud

Hot water : Electrique

3 bedroom

1 bathroom

1 shower

1 garage



### House 3149 Pégomas

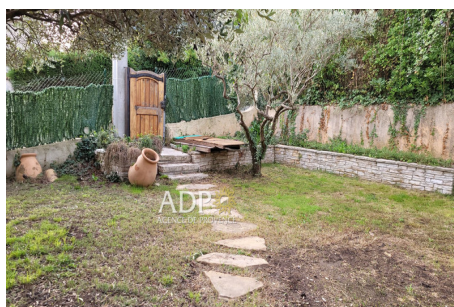
Renovations needed. On the hills, a four-room house of 127.54 m<sup>2</sup> spread over two levels + 20.43 m<sup>2</sup> of mezzanines with a height under 180 cm. The dwelling consists on the garden level of an entrance hall, kitchen, laundry room, a 39 m<sup>2</sup> living room opening onto the garden, one bedroom, shower room with WC. Upstairs, two bedrooms each with its own mezzanine, a bathroom, and WC. An attached garage. Covered terrace and barbecue area. All situated on a plot with a cadastral area of 711 m<sup>2</sup>.

#### Legal information

488 000 €

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).

Energy class (dpe) : D - Emission of greenhouse gases (ges) : A  
Estimated annual energy between 1754 and 2372 € (reference year 2022)  
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