

3 295 000 €

**Buying house**

**Surface :** 260 m²

**Surface of the living :** 36 m²

**Surface of the land :** 1172 m²

**Year of construction :** 1997

**Exposition :** Sud

**View :** Jardin

**Hot water :** Electrique

**Inner condition :** Excellent

**External condition :** Rénové

**Couverture :** tiles

**Amenities :**

Piscine, Bedroom on ground floor, double glazing, Automatic Watering, Automatic gate, calm

4 bedroom

1 terrace

1 bathroom

2 showers

2 parkings

**Legal information**

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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 1304 Eygalières

Exclusive. Located a few minutes walk from the village center of Eygalières (200 m), in a quiet and sought-after area, this house benefited from a complete renovation in 1997 as well as an extension. With a living area of 260 m², it is composed on the ground floor of a large and beautiful kitchen, a dining room and a living room, which together total a surface area of 95 m². 3 bedrooms, including a master suite. A shower room. A large office that can be converted into a bedroom. From this office, independent exterior access Upstairs, there is a bedroom suite with a dressing room, a separate toilet, and an office space that can also be converted into a bedroom. Beautiful views of the Alpilles from upstairs. The house is located on a plot of 1171m², fully enclosed and beautifully landscaped, where the 10x5m salt-water swimming pool blends harmoniously. Separate storage room of 8m². Pool room of 4m² A house that inspires well-being and...

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