



**LUXURY** PROVENCE  
l'agence immobilière

### Price on request

**For sale house**

**7 rooms**

**Surface : 190 m²**

**Surface of the living : 50 m²**

**Surface of the land : 3550 m²**

**Year of construction : 1990**

**Exposition : Ouest**

**Features :**

accès aux P.M.R., pool, 5 stationnements intérieurs

5 bedroom

2 bathrooms

3 showers

2 WC

5 garage

**Energy class (dpe) : B**

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

Document non contractuel

17/07/2025 - Prix T.T.C



### House 189029 Gardanne

HOUSE WITH POOL + OUTBUILDINGS LOCATED BETWEEN GARDANNE AND MIMET - RESIDENTIAL AREA - 7 ROOMS - 5 BEDROOMS - 190m2. This 130m² single-story house with its nearly 60m² outbuilding was completely renovated in 2022, offering excellent overall condition. You will immediately be charmed by its warm atmosphere and modern design. The 50m2 living space, bathed in light, opens onto a 70m2 terrace, ideal for enjoying the outdoors in all seasons. The swimming pool will seduce you with its generous dimensions, you can enjoy it without any vis-à-vis. This single-story house is composed of 4 bedrooms including a master suite with shower room and toilet, a bathroom, separate toilet, a laundry room. You will have a Type 2 apartment with its independent entrance, composed of a beautiful living room with kitchen, a bedroom, a bathroom and a beautiful outdoor space of almost 100m2. The calm and the environment of this property will seduce you with its spaces which offer numerous development possibilities for future buyers with the possibility of extension. On the heating side, reversible air conditioning has been installed for greater comfort in summer and winter, Don't miss the opportunity to visit this property, contact me now to arrange a



LUXURY PROVENCE, 531 avenue Paul Julien - Le Tholonet - Lieu dit Pont des Chandelles - 13100 AIX-EN-PROVENCE

Tél. 06 88 60 70 71 - Email : [luxuryprovence@gmail.com](mailto:luxuryprovence@gmail.com)

Document non contractuel - Barème de prix disponible sur notre site internet