

€ 1 990 000

For sale luxury property

9 rooms

Surface : 300 m²

Surface of the living : 100 m²

Surface of the land : 500 m²

Exposition : Sud ouest

View : Panoramique

Hot water : Fuel

Inner condition : renovated

External condition : renovated

Features :

pool, pool house, Bedroom on ground floor, double glazing, Automatic Watering, Laundry room, calm

3 bedroom

1 terrace

2 bathrooms

2 WC

1 garage

Energy class (dpe) : E

Emission of greenhouse gases (ges) : E

Document non contractuel

09/05/2024 - Prix T.T.C



Luxury property Miramas

We are pleased to offer you for sale this superb stone building of 300 m² dating from the end of the 18th century, completely restored. Quiet, in a dominant position and protected by old ramparts, you enjoy a panoramic and very extensive view of the wild side of the Etang de Berre. The building is built on three levels with: - On the ground floor: an entrance; a desk ; a bedroom with adjoining bathroom and WC; a laundry room and technical room. - On the first floor: a large living room of 63 m²; a dining room ; a kitchen. - On the second floor: over 100 m², the master bedroom with its adjoining bathroom and a large fitted dressing room. You particularly appreciate the quality of the materials used for the renovation respecting the historic character of this property, as well as the volumes and the fluidity of circulation on these three levels. The exterior has also benefited from a complete renovation as well as the creation of a summer kitchen and a 9x3m swimming pool. Finally, you benefit from a vaulted garage of 145 m² located in a former press. As you will see in the photos and the virtual tour available to you, this property is meticulously maintained and there is no work to be planned (the roof and the swimming pool were renovated in 2021). Close to the Alpilles, Aix-en-Provence, the airport or the TGV station, this property is particularly suitable for people looking for calm, open views and history.

Fees and charges :

1 990 000 € agency fees 3,02% à the responsibility of the buyer included

