

Besse-sur-Issole: House in absolute tranquility, 137 m² on 2500 m² of flat land with pool

Price : € 678.000



Rooms : 5
Views : City

Bedrooms : 3
Land Area : 2505m²

Bathrooms : 3
Reference ID : 1196 / 1196

Sqft : 137 m²

Type : House

Nestled in the Var, Besse-sur-Issole is a typical Provençal village, renowned for its peaceful lifestyle and authentic charm. Surrounded by vineyards and hills, it offers an ideal environment for those seeking tranquility while still being close to all amenities.

Built on a 2,505 m² plot, this house, constructed in 2003, consists of two dwellings. The main house, measuring 103 m² and facing south, features an entrance with a toilet and dressing area, as well as three open-plan rooms: living room, dining room, and fully equipped kitchen, covering a total surface area of 47 m², opening onto a terrace overlooking the pool. A hallway leads to two spacious bedrooms, including a master suite with a private shower room, as well as a bathroom. The second dwelling, located on the garden level, offers a fully equipped kitchen, a shower room, and a large bedroom.

The layout of this property is adaptable to your needs, whether it's for a family home, a workshop, professional use, or seasonal rentals.

Various outdoor spaces invite you to relax, with a Desjoyaux pool, a sunbathing area, and several terraces, allowing you to enjoy sun or shade according to your preferences. The location is ideal, offering easy access and being close to the town center, highways, and all amenities.

Come and discover this beautiful home, offering numerous possibilities and a privileged lifestyle. To arrange a visit and get more information, don't hesitate to contact me today. This unique home is waiting for you!

Living area: 137 m².

Price: €666,000 including fees, payable by the buyer.

Energy performance certificate completed on 17/04/2024.

Primary energy consumption: 186 kWh/m²/year.

Final energy consumption: 5.00 kWh/m²/year.

Estimated annual energy costs: between €900 and €1,450, based on 2023 prices (subscriptions included).

Features :

Air-conditioning	Double glazing	Internet	Irrigation sprinkler
Barbecue		Outdoor lighting	Electric gate
Videophone	Bowling green	Swimming pool	

Area`s :

1 Land	1 Entrance	1 Walk-in closet	1 Lavatory
1	1 Root cellar	1 Corridor	1 Bedroom
1 Bathroom	1 Bedroom	1 Shower room	1
1 Shower room / Lavatory	1 Bedroom	1 Workshop	

Nearby:

Highway (20 minutes)	Bus	Town centre	Movies
Shops	Day care	Primary school	Hospital/clinic (20 minutes)
Doctor	Public parking	Public pool (20 minutes)	Sport center
Supermarket			

Energy - Conventional consumption Class : D

Energy - Emissions estimate Class : A

Electricity : 1

Land Value Tax : 1.942 € / year

Energy - Conventional consumption : 186 kWh/m².year

Energy - Emissions estimate : 5 kg éqCO₂/m².year



See more

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