

# COTIGNAC FOR SALE VILLA OF CHARM

Price : € 570.000



Rooms : 9

Bedrooms : 2

Bathrooms : 3

Sqft : 158 m<sup>2</sup>

Type : House

Land Area : 336m<sup>2</sup>

Reference ID : 2192 / 2192

In the heart of the village, a beautiful garden and spacious T5 villa. From the entrance, a substantial living room of approx 45m<sup>2</sup>, cathedral ceilings with exposed beams and glazed doors opening onto the terrace with views of the village and beyond. Cosy living room with wood burning stove, open plan fully equipped kitchen, bathroom with shower, bath, wc. Spacious double bedroom with glazed doors opening on to the delightful, landscaped, mature garden. A further terrace area leads to a double bedroom. Downstairs (accessible from the living room or separate external entrance) includes a double bedroom, sitting room with space for double sofa bed, kitchenette and bathroom. The garden includes a small swimming pool and pond. In Provence, Var.

## Features :

Air-conditioning

Fireplace

Double glazing

Sliding windows

Internet

Outdoor lighting

Intercom

Swimming pool

## Area`s:

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IBAN : FR76 1460 7003 8760 1217 2279 814  
BIC : CCBPFRPPMAR  
TVA intracommunautaire : FR28752484360  
SIRET : 752 484 360 00017 – SAS capital de 1000 €

1 Entrance

1 Dining room

1 Bedroom

1 Land

1 Living-room

1 Shower room / Lavatory

1 Living-room

1 Bedroom

1 Open kitchen

1 Root cellar

1 Bathroom / Lavatory

1 Kitchen

1 Living-room

1 Bathroom / Lavatory

1 Terrace

**Nearby:**

Bus

Public parking

Town centre

Supermarket

Shops

Tennis

Day care

**Energy - Emissions estimate Class : C**

**Energy - Emissions estimate : 13 kg éqCO2/m².year**



See more

<https://azurpavillon.com/real-estate/listing/cotignac-for-sale-villa-of-charm-85450401>