

Charming Stone Village House for Sale - Callian

Price : € 449.000



Rooms : 8

Views : Countryside

Bedrooms : 5

Land Area : 1980m²

Bathrooms : 3

Reference ID : 85423551 / F6663

Sqft : 151.88 m²

Type : House

This charming old stone house, situated in the picturesque village of Callian, is a rare opportunity for those seeking a property with character and versatility. The house is set on nearly 2000m² of land and is within walking distance of all local amenities.

Currently the house is divided into three independent apartments. The top-floor apartment features a cozy salon with beautiful views and a fireplace, creating a warm and inviting atmosphere. It also includes a fully equipped kitchen, two comfortable bedrooms, and a well-appointed bathroom.

On the middle floor, the apartment offers an open-plan layout with a salon with fireplace that incorporates a sleeping area. There is an additional bedroom for added privacy and a bathroom equipped with a shower.

The bottom-floor apartment offers a large open terrace with panoramic views of the surrounding countryside. It also features a covered sitting area, perfect for entertaining or enjoying outdoor moments. Inside, the apartment includes a salon with an open kitchen, a small bed area, and a shower room.

Additionally, the property comes with a garage, providing ample parking and storage space. The land offers plenty of opportunities for gardening, relaxation, or further development.

With its excellent location and flexible living arrangements, this stone house is perfect for use as a family home, a rental property, or both. Don't miss the chance to own a home in this charming village, offering character and potential.

Features :

Fireplace

Internet

Outdoor lighting

SAS astrid segaar immobilier
57 Les Rives du Golf – 6610 RD 7 – Le Perrussier
83520 Roquebrune-sur-Argens, France
Carte professionnelle : 8303 2018 000 026 682

Tel. +33 (0) 49 8122065
Port. +33 (0) 6 69 27 29 08
astrid@azurpavillon.com
www.azurpavillon.com

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

Area`s:

1 Land	1 Entrance	1 Living room/dining area	1 Kitchen
2 Bedroom	1 Bathroom	1 Entrance	2 Bedroom
1 Shower room	1	1 Bedroom	1 Shower room
1 Garage			

Nearby:

Airport (55 minutes)	Highway (20 minutes)	Town centre (1 minutes)	Movies (7 minutes)
Shops (2 minutes)	Day care	Primary school (3 minutes)	Lake (15 minutes)
Public parking (1 minutes)	Beach (40 minutes)	Supermarket (7 minutes)	

Energy - Conventional consumption Class : E
Energy - Emissions estimate Class : B
Electricity : 1

Energy - Conventional consumption : 285 kWh/m².year
Energy - Emissions estimate : 9 kg éqCO2/m².year



See more

<https://azurpavillon.com/real-estate/listing/charming-stone-village-house-for-sale-callian-85423551>