

Property with 4 bedrooms with pool close to amenities yet tranquil.



INFORMATION

Town:	Taradeau
Department:	Var
Bed:	4
Bath:	2
Floor:	120 m2
Plot Size:	830 m2

IN BRIEF

Attractive low maintenance property situated in a quiet neighbourhood walking distance to amenities. The house offers a good layout with entrance hallway leading through to a light living / dining area with a covered veranda looking out over the garden. A fully fitted modern kitchen tastefully designed. Three good sized double bedrooms with built in storage, a family shower room and a WC. On the lower level of the property you will find a spacious Garage and workshop and wine cellar. Also a double bedroom with shower room and wc this area has a separate entrance for guests.

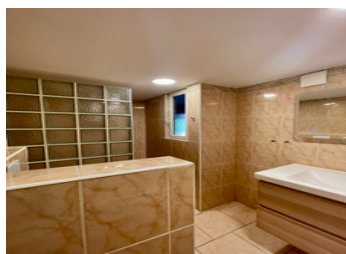
The garden is low maintenance and has an attractive pool and shaded pergola and carport.

ENERGY - DPE

DPE not required.

NB. Quoted prices relate to euro transactions. Fluctuations in exchange rates are not the responsibility of the agency or those representing it. The agency and its representatives are not authorised to make or give guarantees relating to the property. These particulars do not form part of any contract but are to be taken as a general representation of the property. Any areas, measurements or distances are approximate. Text, photographs and plans, where applicable, are for guidance only. Leggett and its representatives have not tested services, equipment or facilities and cannot guarantee the same.

Particulars for off-plan purchases are intended as a guide only. Final finishes to the property may vary. Purchasers are advised to engage a solicitor to check the plans and specifications as laid out in their purchase contract with the developer.



DESCRIPTION

- I Garage 25 m²
- I Kitchen 11 m²
- I Living room/dining area 31 m²
- I Bedroom 11 m²
- I Bedroom 10 m²
- I Bedroom 10 m²
- I Shower room / Lavatory 5 m²
- I Veranda 12 m²
- I Bedroom 16 m²
- I Shower room 22 m²
- I Wine cellar 5 m²
- I Land 830 m²

- Water softener
- Air-conditioning
- Fireplace
- Double glazing
- Pergola
- Car port
- Driveway for several cars
- Barbecue
- Outdoor lighting
- Alarm system
- Electric gate fully fenced garden
- Swimming pool

Information about risks to which this property is exposed is available on the Géorisques website : <https://www.georisques.gouv.fr>

LOCAL TAXES

Taxe habitation: EUR

NOTES