

Chic 1970s Villa in Provence – Timeless Design, Pool, Garden, Garage & Huge Potential



INFORMATION

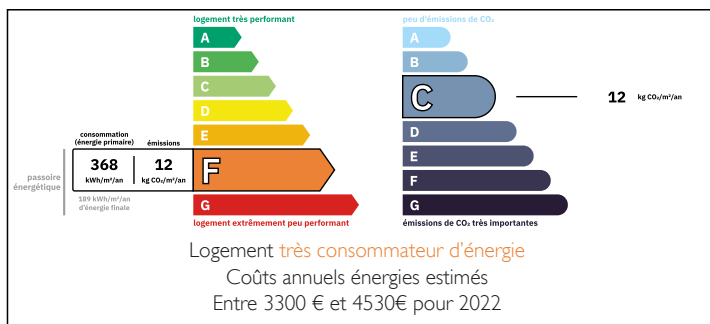
Town:	Tulette
Department:	Drôme
Bed:	3
Bath:	2
Floor:	130 m2
Plot Size:	1350 m2

IN BRIEF

This lovely Provençal-style villa offers relaxed indoor-outdoor living on a fully fenced 1,350 m² lot with a private pool and mature garden. Enjoy quiet mornings on the terrace, a dip in the pool on warm afternoons, and strolls to the village center for fresh bread and local wine. The home includes a 2-car garage, gated entry, and plenty of space for both everyday living and entertaining—perfect for a full-time residence or vacation home.



ENERGY - DPE



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

Charming Provençal Villa with Pool, Garden & Guest Space – Walk to Village Life

This classic 1970s villa offers space, charm, and potential in the heart of Provence. The bright ground floor features a spacious living/dining room, a well-equipped kitchen that opens to the terrace and pool, and a large entry hall with pantry and storage. Perfect for summer entertaining!

Upstairs you'll find two generous bedrooms with built-in closets, a shared bath with WC, and a third bedroom with its own loggia—ideal for morning coffee or sunset views. Another bathroom and separate WC are also on this level.

Bonus: a 43 m² space on the ground floor can easily be converted into a guest suite or independent studio, with its own WC and direct garden access.

Outside, enjoy 1,350 m² of fenced, landscaped grounds with grassy areas and mature trees—great for kids, pets, or relaxing under the Provençal sun. The 8x4m swimming pool is complemented by a pool house with WC and outdoor shower. A spacious 2-car garage and additional private parking complete the package.

Located just a 2-minute walk from the charming village of Tulette, with cafés, bakeries, restaurants, shops, and a weekly market. The surrounding Drôme Provençale countryside offers incredible hiking, cycling, and vineyard views.

Easy access: 1 hour to Avignon TGV, 1.5 hours to Marseille Airport.

Looking for the dream life in Provence? Contact us to schedule a visit—this one won't last!

LOCAL TAXES

Taxe foncière: 1851 EUR

Taxe habitation: EUR

NOTES