

Pierrevert (Luberon): Villa with 4 beds, pool and private parking. Ideal family home.



## INFORMATION

Town:	Pierrevert
Department:	Alpes-de-Haute-Provence
Bed:	4
Bath:	2
Floor:	148 m2
Plot Size:	1964 m2

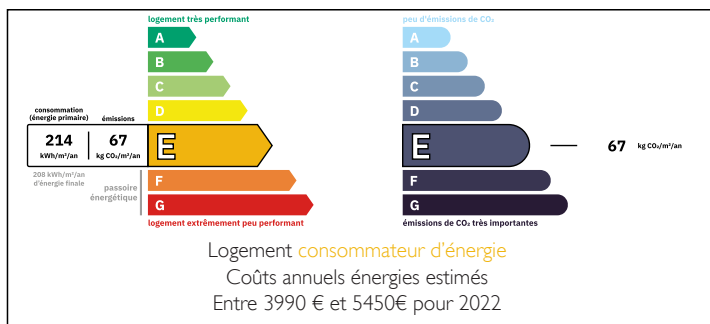
## IN BRIEF

Situated on a well wooded plot of 1964 square metres, this very nice villa from 1980 is an ideal family home for a family with 2 or even 3 children. There is a large, bright living room (35 m2) and a large, light-flooded kitchen with dining room (22 m2) and 3 bedrooms and a bathroom on the ground floor and 1 large room with shower/WC and small terrace on the first floor. Behind the house, away from the road towards Manosque, is the 8m x 3m pool and a lovely pool house with summer kitchen to enjoy the afternoon sun and relax

Basement and garage (total 90 sqm) accessible on garden level; ideal for a handyman.



## 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

This well maintained house with beautiful views to the south-east is located just outside Pierrevert, on the way to Manosque.

It is the ideal place for a family who wants to live year-round in the area of Manosque, being close to amenities, schools and ITER.

Fuel heating

Automatic garden watering with cheap water (eau du canal)

Fibre for internet, alarm system, automatic portal opening

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

## LOCAL TAXES

Taxe foncière: 2600 EUR

Taxe habitation: EUR

## NOTES