

130 m ONE-LEVEL HOUSE PLUS 25 m OUTBUILDING



INFORMATION

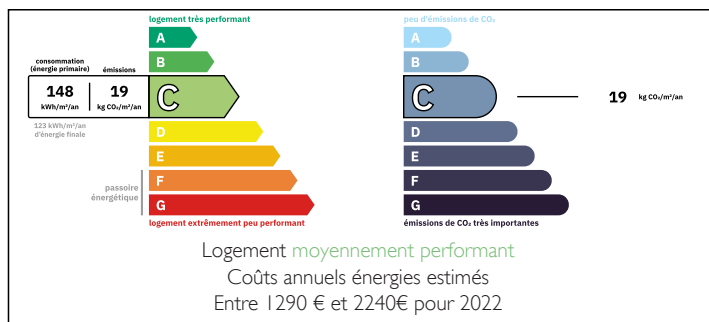
Town:	Pernes-les-Fontaines
Department:	Vaucluse
Bed:	2
Bath:	2
Floor:	130 m2
Plot Size:	0 m2



IN BRIEF

Located in a peaceful area, just 5 minutes' walk from the village and all amenities, come and discover this 130 m² single-storey Provencal villa. It comprises a vast living room with fireplace, opening onto a south-facing terrace, and an independent, fully-equipped kitchen with adjoining laundry room and garage. The night area includes a bedroom, bathroom and a recent master suite with kitchenette and en-suite bathroom. Its independent entrance and private terrace could also be used as a chambre d'hôte or seasonal rental. In the 1300 m² garden, planted mainly with olive trees, is an artist's studio that could easily be converted into an independent studio.

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

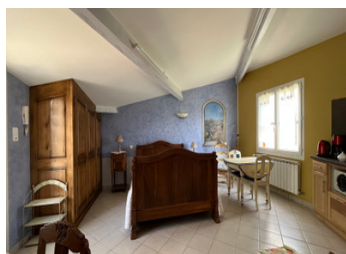
Property tax 1560 € per year

Gas central heating

10 mn from L'Isle-sur-Sorgue and
Fontaine-de-Vaucluse

Air conditioning

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



LOCAL TAXES

Taxe foncière: 1560 EUR

Taxe habitation: EUR

NOTES