

Gorgeous property in Cotignac, 4 bedrooms en-suite, private and quiet, pool, lovely views 4,100m of gardens



INFORMATION

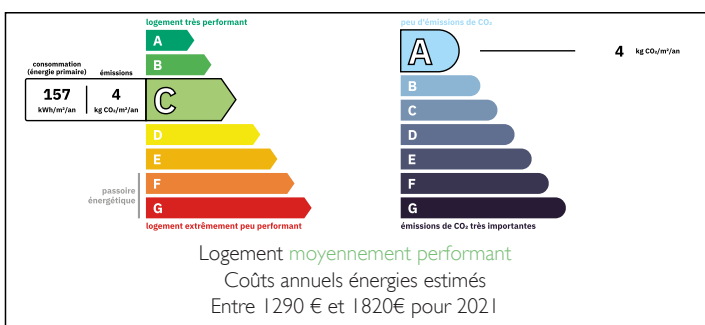
Town:	Cotignac
Department:	Var
Bed:	4
Bath:	4
Floor:	160 m2
Plot Size:	4100 m2

IN BRIEF

Cotignac. Between the Gorges du Verdon and the Côte-d'Azur, Cotignac is certified most beautiful village of France since 2022. Close to the village and all amenities, lovely Provençal house set in the heart on superb plot more than 4 100 sqm, planted with Mediterranean trees. Privacy, quiet, it offers an open view on the surrounding countryside. Nice pool, summer kitchen with storage room, shower room and toilet. Entrance, spacious living / dining room with a chimney, this light room opens on a large terrace to the South-East, pretty open and fully equipped kitchen with dining space, laundry room, storage room, a spacious main bedroom, with cupboards, opening on a lovely patio, private shower room and toilet. Another bedroom with cupboards, private bathroom and toilet. On the other wing of the house two other bedrooms, 2 shower rooms...

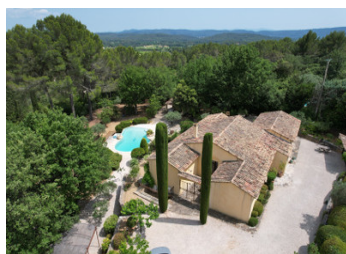


ENERGY - DPE



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.



LOCAL TAXES

Taxe habitation: EUR

NOTES

DESCRIPTION

Cotignac in the heart of Provence, between the Gorges du Verdon and the Côte-d'Azur, you will have the privilege of becoming an owner close from a village of character with colorful facades certified most beautiful village of France since 2022. Close to the village of Cotignac and all amenities, lovely Provençal house set in the heart of superb garden grounds of more than 4 100 sqm, planted with Mediterranean trees. Privacy, quiet, it offers an open view on the surrounding countryside. Nice pool, summer kitchen with storage room, shower room and toilet. The property comprises of entrance, spacious living / dining room with a chimney, this light room opens on a large terrace to the South-East, partly shaded, pretty open furnished kitchen with dining space, laundry room, storage room, a comfortable main bedroom, with cupboards, opening on a lovely patio, private shower room and toilet. Another bedroom with cupboards, private bathroom and toilet. On the other wing of the house two other bedrooms, 2 shower rooms and toilet. Carport, garden shed, tool shed, petanque court. Located in a residential area, the house is light and pleasant to live in. In perfect condition, tastefully decorated, quality materials, generous dimensions and harmonious volumes. This charming house will be a peaceful place for holidays or a permanent residence.

Cotignac is Internationally popular and is classed as one of the most beautiful villages in France and has a wide selection of amenities including weekly market, shops,...