

**655 000 €**

**Demeure de prestige for sale**

**10 rooms**

**Surface : 260 m²**

**Surface of the living space : 55 m²**

**Surface of the land : 3533 m²**

**Exposure : Sud**

**View : Campagne**

**Hot water : Electrique**

**Indoor condition : excellent**

**Outdoor condition : Exceptionnel**

**Benefits :**

pool, Cheminée, Chambre de plain-pied, double glazing, Buanderie, Portail automatique, calm

5 bedroom

1 terrace

1 bathroom

3 showers

4 WC

1 parking

**Energy class (old measure) : C**

**Climate class : A**

Document non contractuel

02/07/2025 - Prix T.T.C



### Demeure de prestige ref. 807V305M Suze-la-Rousse

Large family house with outbuildings, two independent apartments, swimming lane, wooded grounds

Located in a calm and green setting, this superb property offers an ideal living environment for a large family or a rental project.

-Main house: bright living room with fitted kitchen of 55 m², workshop of 24 m², storeroom.

- Upstairs: spacious master suite, two additional bedrooms, shower room.

- Two fully furnished independent apartments of 42 m² each, with separate entrance, perfect for welcoming relatives or generating rental income.

- Exterior: A superb terrace and pergola of 80m², a plot of 3,500 m² including a landscaped garden, an orchard, various outbuildings and a swimming lane of 9 x 2.3 m to enjoy the beautiful days.

This property combines space, comfort, and potential. Visit without delay!

Fees and charges :

655 000 € f



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