

# AGENCE DU COIN

Transaction - Expertise - Location - Tél : 04 94 82 94 16

[www.agenceducoin83.com](http://www.agenceducoin83.com)

€ 265 000

**Buying house**

**3 rooms**

**Surface : 56 m<sup>2</sup>**

**Surface of the living : 28 m<sup>2</sup>**

**Surface of the land : 2200 m<sup>2</sup>**

**Year of construction : 1995**

**Exposition : Ouest**

**View : Jardin**

**Hot water : Electrique**

**Inner condition : excellent**

**External condition : good**

**Couverture : Toit terrasse**

**Amenities :**

Garage bois, double glazing,  
Automatic gate

2 bedroom

1 terrace

1 shower

1 WC

5 parkings

**Energy class (dpe) : C**

**Emission of greenhouse gases  
(ges) : B**

**Fees and charges :**

265 000 € agency fees 3,77% à the  
responsibility of the buyer included  
26/12/2024 - Prix T.T.C



## House Flayosc

FLAYOSC, 83780 Rare and to be seized, This small house with its unusual appearance will charm you with its tranquility and its rural environment where you can hear the rustling of the leaves and the singing of the birds. Nestled in a green corner, it blends in with nature thanks to its green roof. The house, accessible from its pretty wooden terrace, is composed on the ground floor of a living room and its open and equipped kitchen. Upstairs, served by pretty modern spiral staircases and its landing, two bedrooms and a bathroom. To relax, you will have no less than 2200 m<sup>2</sup> of land planted with many species of fruit trees and other numerous plants. Ideal house to spend pleasant moments of relaxation, leisure and vacation.

- Garage-type wooden chalet of approximately 20 m<sup>2</sup>.
- Dug space for future swimming pool.
- Water by drilling.
- Fiber.
- Non-flood zone

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Document non contractuel - Barème de prix disponible sur notre site internet