

225 000 €

For sale villa

4 rooms

Surface : 85 m²

Surface of the living : 28 m²

Surface of the land : 698 m²

Year of construction : 1986

Exposition : Sud est

Hot water : Electrique

External condition : good

Couverture : slate

Features :

Bedroom on ground floor, double glazing

2 bedroom

1 terrace

1 shower

1 WC

1 garage

1 parking

Energy class (dpe) : E

Emission of greenhouse gases (ges) : B

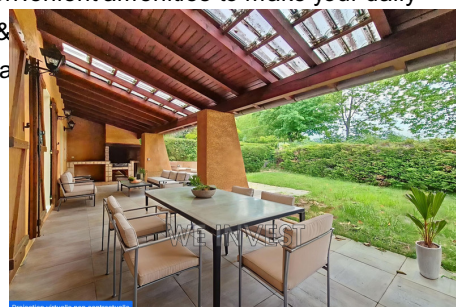
Document non contractuel

05/07/2025 - Prix T.T.C



Villa 205 Puygouzon

Magnificent residential villa Discover this 85 m² T3 bis villa entirely on one level built in 1986 in the sought-after area of PUYGOUZON, sitting on a flat plot of 698 m² with a swimming pool, offering an unobstructed view and a south-eastern exposure ideal for enjoying natural light all day long. Inside, you'll be charmed by the spacious, bright 28m² living room with direct access to a large terrace equipped with a barbecue, perfect for relaxing moments with family or friends. You'll also find a separate fitted kitchen, two bedrooms with storage, an office that could be used as a third bedroom, a modern shower room, and a toilet. Renovations have recently been carried out (bathroom and kitchen), which will allow you to move in quickly and personalize the other spaces according to your tastes. The exterior is charming, with its well-maintained, flat grounds, ideal for children or for enjoying the outdoors. A garage is also available to ensure the safety of your vehicle. Heating and hot water production are electric. Don't miss this unique opportunity to make this house your new home. Contact us today to arrange a viewing and discover for yourself the full potential of this exceptional property. Nearby, you'll find several convenient amenities to make your daily



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