

## Price on request

**For sale maison récente**

**4 rooms**

**Surface : 130 m²**

**Surface of the living : 41 m²**

**Surface of the land : 2321 m²**

**Year of construction : 2018**

**Exposition : Sud**

**View : Jardin**

**Hot water : Electrique**

**Inner condition : Excellent**

**External condition : good**

**Couverture : slate**

### Features :

Piscine, Pool house, Bedroom on ground floor, double glazing, Buanderie, calm

3 bedroom

1 terrace

1 bathroom

1 shower

2 WC

1 garage

6 parkings

Document non contractuel

06/05/2025 - Prix T.T.C



## Maison récente 80 Luc-la-Primaube

For sale, builder's house built in 2018 over ten years of 130 m² on a plot of 2320 m² in the heart of Luc, pleasant and unobstructed view facing south. Creation of a 200 m² coating in July 2023 which allows a large parking space in front of the house. On the ground floor, you will find a large living room of more than 40 m² with SCHMIDT equipped kitchen, a laundry room, a separate toilet, an office, a master suite with dressing room and a shower room with an overhead shower. Italian style, double sink unit and you will also find a 25 m² garage. Upstairs, 2 large bedrooms (15 m²), a landing which serves as a 9 m² playroom and a bathroom with double sink unit and an integrated toilet. The house is equipped with optical fiber, an AVS-Protect connected centralized alarm (without subscription), reversible air conditioning (Mitsubishi) on the ground floor and upstairs, a terrace of more than 100 m² in exotic wood (CUMARU), a masonry and heated swimming pool (2019) of 8x4m with a submerged beach and an electric shutter, a motorized pergola 2x4x4m (2019) as well as a pétanque court. The house will be sold equipped with a 7 kW electric vehicle charging box, a Staub mower tractor and a Dolphin swimming pool robot. Garden shed of more than 20 m² on concrete slab



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Code NAF 6831Z - SIRET 83760775300022 - Garantie financière : Pas de garantie financière nous ne détenons pas de fonds -