

1 380 000 €

For sale house

6 rooms

Surface : 215 m<sup>2</sup>

Surface of the land : 3000 m<sup>2</sup>

View : Dégagée

Features :

Central vacuum, Pool, Fireplace, Bedroom on ground floor, Automatic gate, Calm

4 bedroom

2 terraces

1 bathroom

2 show ers

3 WC

1 garage



### House Assas

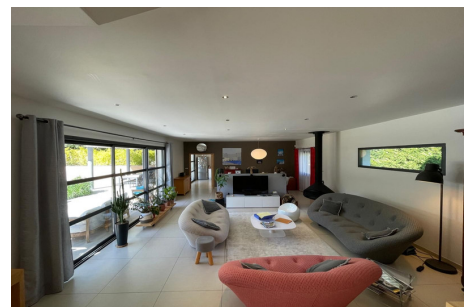
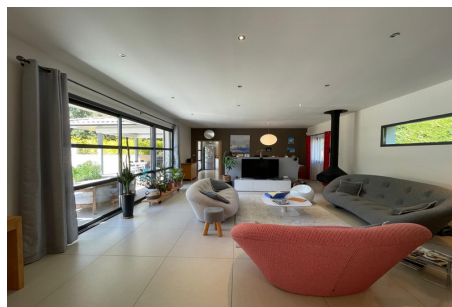
Exclusive. Acanthe Immobilier presents this pretty villa, 15 minutes north-east of Montpellier, in a privileged environment and absolute calm. The 215m<sup>2</sup> villa offers, on the ground floor, a living space of more than 50m<sup>2</sup> with lounge and dining room, an adjoining closed and equipped kitchen, a laundry room, an office, a master suite as well as an additional bedroom. The upper floor consists of two additional bedrooms, a large bathroom and an additional toilet. Outside, the 3000m<sup>2</sup> fenced and wooded grounds include a large salt water swimming pool, two terraces and a large vegetable garden area. A large garage of 78m<sup>2</sup> completes this beautiful property. A true haven of peace that is absolutely worth a visit. Contact: Fariba Sadre: 06 10 27 87 62

Legal information

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Fees paid by the owner, no current procedure, information on the risks to which this property is exposed is available on [georisques.gouv.fr](http://georisques.gouv.fr)

Energy class (dpe) : B - Emission of greenhouse gases (ges) : A  
Estimated annual energy between 1452 and 1965 € (reference year 2024)  
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