



740 000 €

**Buying bastide**  
5 rooms  
Surface : 130 m<sup>2</sup>

Surface of the living : 40 m<sup>2</sup>  
Surface of the land : 1800 m<sup>2</sup>  
Year of construction : 1991  
Exposition : Sud  
View : Campagne  
Hot water : Electrique  
Inner condition : good  
External condition : good  
Couverture : tiles

**Amenities :**

Terrasse, double glazing, Bedroom on ground floor, calm, pool

4 bedroom  
1 terrace  
1 bathroom  
1 shower  
2 WC

**Energy class (dpe) : D**

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

Document non contractuel  
08/08/2024 - Prix T.T.C

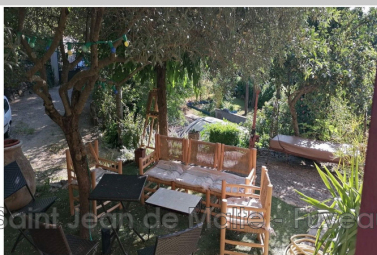


**Bastide Ref. : 793V960M Mimet**

Mimet - 13105 - You will be conquered by the charm of this traditional construction, its volumes, and its rural environment with, on the ground floor, a large living room and its open kitchen, a bedroom (possibility of transforming it into a suite parental), laundry/cellar and access to a large workshop. On the 1st floor, you will find 3 bedrooms, one with a shower, a large bathroom and an office space. On the ground, a beautiful swimming pool area and its technical room, a vegetable garden and a beautiful wooded area. This sheet is extracted from the AMEPI file of which the agency is a member. The agency is thus authorized to exercise its activity in conjunction with the agency holding the mandate, at no additional cost to the purchaser. "Information on the risks to which this property is exposed is available on the Georisques website: [www.georisques.gouv.fr](http://www.georisques.gouv.fr)".

Fees and charges :

740 000 € fees included



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Visite réalisée en accord et parfaite connaissance des parties pendant la période du Covid-19 et dégage de toutes responsabilités l'agence sus nommée et ses collaborateurs. (Gel et masque)