

925 000 €

Buying house

4 rooms

Surface : 180 m²

Surface of the living space : 59 m²

Surface of the land : 1572 m²

Year of construction : 2004

Exposure : Sud

View : Jardin

Hot water : Electrique

Indoor condition : good

Outdoor condition : good

Cover : tiles

Benefits :

pool, fireplace, Bedroom on ground floor,
double glazing, Automatic Watering,
Automatic gate, calm

3 bedroom

1 terrace

1 bathroom

1 shower

2 WC

2 garage

5 parkings

1 cellar

Legal information

925 000 €

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://www.georisques.gouv.fr).



House 4362 Les Pennes-Mirabeau

Immobilier Bleue presents to you in LES PENNES MIRABEAU a beautiful single-story villa with 180 m² of living space, plus a basement annex including a double garage of 56 m² and 70 m² of usable space, all situated on a 1572 m² plot. The villa features a large living-dining room with a fireplace, a separate fitted kitchen, three bedrooms including a master suite, a shower room, and two toilets. The outdoor area offers an extensive landscaped garden with terraces, a swimming pool (9x4 fiberglass), and a large garage suitable for several vehicles. The house has great potential and is ideally located in a quiet, sought-after neighborhood. Amenities: double glazing, fireplace, heat pump, automatic irrigation, automatic gate.... Contact us at 04 42 44 56 94 / website www.immobleue.net "The information on risks to which this property may be exposed is available on the Géorisques website <http://www.georisques.gouv.fr>"

Document non contractuel - 16/10/2025



L'Immobilier Bleue - Avenue Simon Gouin - 13960 Sausset les Pins

Tél: 04 42 44 56 94 - contact@immobleue.net - www.immobleue.net

Carte professionnelle 13102016000011860 Préfecture Bouches du Rhône - RCS 439 869 785 Aix en Provence

Code NAF 00014 - Document non contractuel