



**IMMOBLEUE**  
ensemble, réalisons vos projets

355 000 €

Buying villa

5 rooms

Surface : 108 m<sup>2</sup>

Surface of the living space : 30 m<sup>2</sup>

Surface of the land : 580 m<sup>2</sup>

Year of construction : 1980

Exposure : Sud

Hot water : Fuel

Indoor condition : to modernize

Outdoor condition : good

Benefits :

fireplace, Bedroom on ground floor, double glazing, Automatic gate

3 bedroom

1 terrace

2 showers

2 WC

1 garage

Legal information

355 000 €

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://georisques.gouv.fr)



### Villa 4270 Martigues

L'Immobilier Bleu presents this pretty, bright, individual, single-storey villa of approximately 108 m<sup>2</sup> on a plot of over 580 m<sup>2</sup> with a swimming pool. Entrance, south-facing living room with high ceilings and fireplace, kitchen/diner, pantry/laundry room, with garage access 3 bedrooms, recent shower room, a mezzanine with shower room and toilet Modernization work to be planned The villa is part of a private subdivision with ASL (contribution €200 per year) Contact Patricia Gurtner on 04.42.44.56.94 and you can view our ads on our agency website: [immobleue.net](http://immobleue.net) Information on the risks to which this property is exposed is available on the Géorisques website <http://www.georisques.gouv.fr>.

Energy class (old measure) : D - Climate class : D  
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