



**IMMOBLEUE**  
ensemble, réalisons vos projets

865 000 €

Buying bastide

5 rooms

Surface : 137 m<sup>2</sup>

Surface of the land : 4600 m<sup>2</sup>

Exposure : Sud

View : Campagne

Hot water : Electrique

Indoor condition : good

Outdoor condition : good

Cover : tiles

Benefits :

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

3 bedroom

2 terraces

1 shower

1 WC

1 cellar

Legal information

865 000 €

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)



### Bastide 4187 Sausset-les-Pins

L'immobilière bleue presents this magnificent country house in the heart of the vineyards of St Julien les Martigues. It consists of an entrance hall, a magnificent living room with cathedral ceiling, its equipped kitchen and for the sleeping area, three bedrooms, a shower room with toilet. A large mezzanine can be converted into a fourth bedroom. the exterior offers a green setting with swimming pool, terraces, car port for cars and a workshop, on the plot, you will have a farm, a well and benefit from the Provence canal

Energy class (old measure) : C - Climate class : A  
Estimated annual energy between 1250 and 1760 € (reference year 2021)  
Document non contractuel - 04/05/2024



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

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