

472 000 €

**Buying house**

**6 rooms**

**Surface : 150 m²**

**Surface of the living : 30 m²**

**Surface of the land : 500 m²**

**Year of construction : 1963**

**Exposition : Sud est**

**View : Dégagée**

**Hot water : Gaz**

**Inner condition : renovated**

**External condition : good**

**Couverture : tiles**

**Features :**

Commerces et transports à pieds, Maison Rénovée, Cloturée, Garage, Bedroom on ground floor, double glazing, Arrosage automatique, Laundry room, Portail automatique, calm

5 bedroom

2 terraces

1 bathroom

1 shower

2 WC

1 garage

3 parkings

**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).



## House 376 Gap

Gap - South : Located in the sought-after Gap South area, this spacious 200 m² two-story family home boasts generous volumes, high-quality features, and a peaceful setting. Built on a fully fenced 500 m² plot, it is ideal for those seeking comfort and convenience. Upon entering, you will be greeted by a spacious hall opening onto a light-filled living room, perfect for sharing convivial moments with family or friends. A large, separate, and fully equipped kitchen, both modern and practical, will offer all the comfort you need for your culinary preparations. A single-story bedroom, ideal for a master bedroom, an office, or a guest bedroom, as well as a bathroom and separate toilet complete this level for added comfort on a daily basis. Upstairs, a large master bedroom opens onto a private terrace with stunning views of the city. Three additional bedrooms, offering generous volumes, are perfect for accommodating the whole family or creating a...

Energy class (dpe) : E - Emission of greenhouse gases (ges) : E  
Estimated annual energy between 3480 and 4770 € (reference year 2023)  
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