

293 900 €

Buying villa provençale

4 rooms

Surface : 90 m²

Surface of the living : 34 m²

Surface of the land : 72 m²

Year of construction : 2025

Exposition : Est

View : Jardin

Hot water : Electrique

Inner condition : new

External condition : new

Couverture : Tuiles

Features :

double glazing, Portail automatique, calm

3 bedroom

1 terrace

1 bathroom

1 shower

2 WC

2 parkings

Energy class (dpe) : A

Emission of greenhouse gases (ges) : Unavailable

Document non contractuel

28/04/2025 - Prix T.T.C



Villa provençale Uzès - Ref. 825V847M - Mandate n°Valority Cadre

Real estate ad: New 4-room villa in Le Duché d'Uzès Immerse yourself in elegance and refinement at the Duché d'Uzès, an exceptional residence nestled in the heart of the authentic city of Uzès. Combining Mediterranean architecture and modernity, this prestigious address offers a unique living environment in a calm and green setting. For sale: Superb new 4-room villa with 3 bedrooms - Living space*: 90 m² - Terrace and garden: 55.12 m², facing south, not overlooked, with a breathtaking view of the landscaped gardens of the residence. - Parking spaces: 2 private spaces included. - Exceptional price: €273,900 including tax with reduced notary fees. Highlights: - High-end services: bright spaces, large format tiling, fitted cupboards, fully equipped bathroom and shower room and heated towel rail. - Absolute comfort: a large terrace and garden that can be converted into an outdoor living space, ideal for your moments of relaxation. - Ideal location: located just a few minutes from the historic center of Uzès, this residence is a haven of peace in a city renowned for its heritage, its markets and its exceptional quality of life. - Security and peace of mind: gated residence with VIGIK-type access control. Don't miss this rare opportunity to live or invest in an exceptional property in the heart of Uzès, the pearl of the South. Contact us today to arrange a viewing and discover this unique property!

Fees and charges :

Annual current expenses 1 190 €

Well condominium

10 lots in the condominium 293 900 € fees included



Marianne Immobilier - 91, Avenue du Pont Juvénal - 34000 Montpellier

Tél: 04.67.42.89.68 - agence@marianneimmobilier.com

Carte professionnelle n°3402 2017 000 016 749 délivrée par la CCI de l'Hérault le 17/02/2023 - RCS B 434 292 512 Montpellier

Code NAF 703A - Garantie financière : La société de caution mutuelle des professions immobilières et foncières SOCAF - 26 avenue de Suffren - 75015 PARIS - Document non contractuel