

Spacious and modern home with 4 ensuite bedrooms, garden, amazing views of sunny Provençal countryside

EXCLUSIVE



INFORMATION

Town:	Saint-Jurs
Department:	Alpes-de-Haute-Provence
Bed:	4
Bath:	4
Floor:	139 m ²
Plot Size:	3632 m ²

IN BRIEF

Welcome to a bright, spacious and comfortable modern home with beautiful views and a large garden, in calm and peaceful surroundings in Provence in South of France.

The groundfloor offers a spacious and practical living and dining area with a west-facing terrace with unobstructed views of Valensole Plateau and the Lurs and Ventoux mountains and a fully equipped Provençal-style kitchen.

The groundfloor also includes an ensuite bedroom with its shower room, WC and with a sunny veranda.

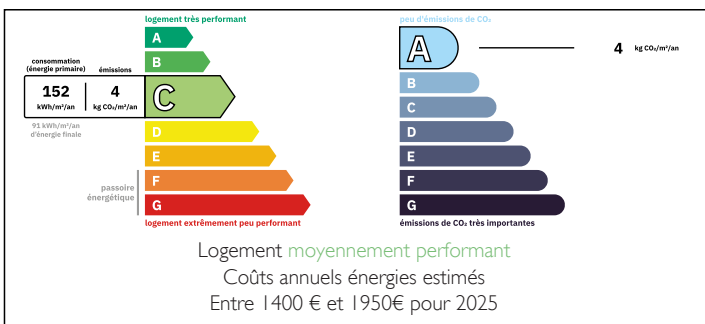
The upstairs consists of three ensuite bedrooms, all with private shower rooms, WC and with west-facing balcony.

A adjacent garage with utility area, sheds and outbuildings offer plenty of storage.

Groundfloor consists of:

Living area of 30 m² with a traditional ceramic

ENERGY - DPE



NB. Quoted prices relate to euro transactions. Fluctuations in exchange rates are not the responsibility of the agency or those representing it. The agency and its representatives are not authorised to make or give guarantees relating to the property. These particulars do not form part of any contract but are to be taken as a general representation of the property. Any areas, measurements or distances are approximate. Text, photographs and plans, where applicable, are for guidance only. Leggett and its representatives have not tested services, equipment or facilities and cannot guarantee the same.

Particulars for off-plan purchases are intended as a guide only. Final finishes to the property may vary. Purchasers are advised to engage a solicitor to check the plans and specifications as laid out in their purchase contract with the developer.



DESCRIPTION

Bedroom 3 of 11 m²
Ensuite shower room and WC of 2,8 m²

Bedroom 4 of 11 m²
Ensuite shower room and WC of 2,8 m²
Balcony of 8 m²
Access to attic storage area

Exterior:

Garage of 16 m² - adjoining to the house and with a utility area

Several sheds - offering plenty of storage space

A wooden chalet - used as storage

Parking

Large garden

Heating with heating pump and solar panels

Excellent energy rating C

Mains drains

Communal water

Fiber internet

Linky

360-degree virtual tour of the house available online below

The village of Saint-Jurs is situated in one of the world's first UNESCO Geoparks, the Géoparc Mondial de Haute Provence in the heart of the spectacular Provençal nature around.

The village is also close to the world-famous Gorges du Verdon and the Valensole Plateau.

There is a restaurant and a local grocery store in the village. Further grocery shopping, nursery and primary school are 8 km away in Puimoisson. The roman town of Riez is approximately 15 km away is where you will find hospital, health centers, high schools and more shopping, not to mention the very popular Riez market where you can buy local products.

LOCAL TAXES

Taxe foncière: **1936 EUR**

NOTES