

Price on request

Buying house

4 rooms

Surface : 155 m²

Surface of the living : 40 m²

Surface of the land : 635 m²

Year of construction : 01/01/2007

Exposition : Ouest

Hot water : Electrique

Inner condition : good

Features :

cheminée, alarme, air conditioning, calm,
Prox. écoles, Prox. commerces, Prox.
transports, Menuiserie PVC, Volets
Roulants électriques, double glazing

3 bedroom

1 terrace

2 bathrooms

1 shower

4 WC

2 parkings

Energy class (dpe) : C

Emission of greenhouse gases (ges) : A

Document non contractuel

14/12/2025 - Prix T.T.C



House 32 Mouans-Sartoux

Discover this rare home exclusively on the market, located ****right in the heart of Mouans-Sartoux****, just steps away from all amenities: shops, schools, restaurants, the train station, and the market. Here, a car becomes optional—everything is within walking distance, yet still easily accessible with parking available directly in the courtyard. Discreetly attached, ****the house offers 155 m² of floor space****, including 130 m² under the Carrez law and 25 m² of enclosed loggia. It features generous rooms and an ideal layout for family living or mixed use. On the ground floor, you'll find a ****bright living room of 40 m²****, a fully equipped kitchen of 16 m², and a first suite with bedroom and bathroom. Upstairs, two more suites await, each with its own bathroom or shower room. The ****25 m² enclosed loggia****, currently set up as a library, can easily be converted into a playroom, office, studio, or TV room according to your needs. It opens onto a ****12 m² rooftop terrace****, perfect for enjoying the sun in complete peace. The outdoor areas include a large courtyard allowing for ****parking several vehicles**** and featuring a pleasant ****pergola area****. A second space can accommodate a pool or pond to suit your plans. A third area, designed as a private, sunlit garden, offers a true oasis of calm

