



opio-rouret-immobilier

www.opio-rouret-immobilier.fr ■ T. 04 93 77 77 77 ■ VENTE - LOCATION - GESTION LOCATIVE

Price on request

For sale house

5 rooms

Surface : 145 m²

Surface of the living : 33 m²

Surface of the land : 1532 m²

Year of construction : 1989

Exposition : Sud ouest

View : Panoramique

Hot water : Electrique

Inner condition : good

External condition : good

Couverture : tiles

Features :

pool, Bedroom on ground floor, double glazing, Laundry room, Automatic gate

4 bedroom

2 terraces

1 bathroom

1 shower

2 WC

1 garage

6 parkings

1 cellar

Energy class (dpe) : C

Emission of greenhouse gases (ges) : A

Document non contractuel

15/11/2025 - Prix T.T.C



House 3971 Opio

LE ROURET: Village in the Cannes hinterland - Just minutes from the village centers of OPIO and LE ROURET - 20 minutes from SOPHIA ANTIPOLIS - Pleasant panoramic view of the hills and the perched village of Chateauneuf - quality traditional construction for this villa featuring 3 bedrooms and an office on a full basement - Room layout: entrance - living room opening onto a large terrace and garden with its traditional plane tree mulberry providing shade - adjacent office - independent fitted kitchen with pantry - hallway with guest toilet and garage access. Upstairs: 3 bedrooms including the master with a bathroom - separate shower room. Separate toilet - Garden almost flat, divided into two parts. Planted with olive trees, fruit trees, laurels, and rustic shrubs. Easy access - "The information about risks to which this property is exposed is available on the Géorisques website: www.georisques.gouv.fr". Fees payable by the seller.

Fees and charges :

