



## OLD HOUSE WITH PANORAMIC SEA VIEW IN MENTON

For sale

1 200 000 €

<i>Product type</i> <b>House</b>	<i>Num rooms</i> <b>+5 rooms</b>	<i>City</i> <b>Menton</b>	<i>Country</i> <b>France</b>
<i>Living area</i> <b>154,93 m<sup>2</sup></b>	<i>Land area</i> <b>1 722 m<sup>2</sup></b>	<i>Garden area</i> <b>1 722 m<sup>2</sup></b>	<i>Total area</i> <b>172 m<sup>2</sup></b>
<i>Bedrooms</i> <b>5</b>	<i>Bathrooms</i> <b>2</b>	<i>Parking</i> <b>1</b>	<i>Box</i> <b>1</b>
<i>Condition</i> <b>Work required</b>	<i>Ref.</i> <b>PPMIV01766</b>		

A property close to the city offering a panoramic sea and mountain view. East, South and West exposure.

The house with a living area of 154m<sup>2</sup> on 2 levels located on a plot of 1722m<sup>2</sup> land is composed of an entrance hall, a living room, a lounge, a separate kitchen, 5 bedrooms, 1 bathroom (bath and shower), 1 bathroom (shower), 2 separate toilets and a laundry room.

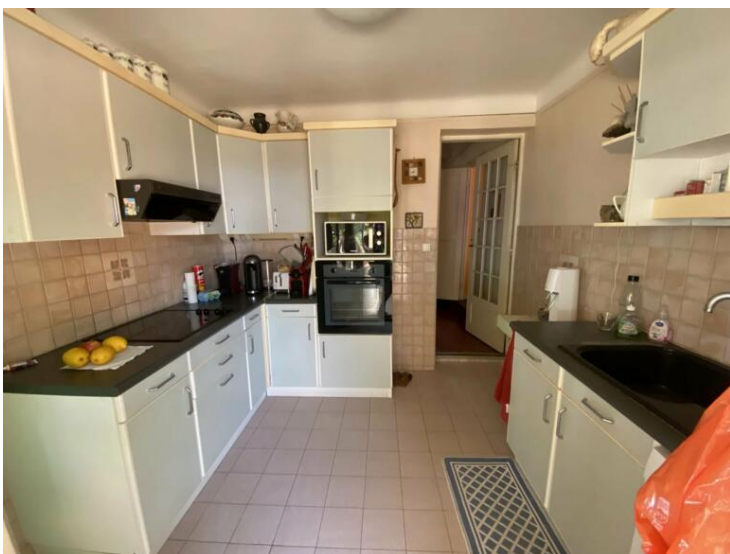
Large garage of 30m<sup>2</sup> and two outdoor parking spaces.

Glass wool insulation under the roof. Double glazing. Water: Electric water heater. Heating: Electric radiators in all rooms.

House to renovate! Very good building potential of 688m<sup>2</sup> in total.















### Diagnostic de Performances Énergétiques

