

# VILLA SECURE RESIDENCE ROUTE DE OUARZAZATE

412 000 €

Ref 82324406

Marrakech - House / Villa 3229 sq ft

**VANEAU**  
Luxury Real Estate



## About this property

VANEAU MAROC offers you a Villa for sale in a residence guarded and secured 24/24 at 20 min from the city center of Marrakech. Residence with trees and very well maintained with large green spaces and parking lots. On the road to Ouarzazate, near the American school and the Oberoi or Manzil. The villa is built on a human-sized plot with a 600m2 pool. It develops 300m2 approximately in R+1. On the ground floor, the hall and its traditional fountain opens onto a large double living room with fireplace and veranda. The kitchen, in accordance with the Moroccan tradition is separated. On the 1st floor, 4 suites with bathrooms and 2 terraces, one of which is covered with a pergola. The Villa needs to be refurbished. Contractors and interior designers at your disposal. All our properties are sold titled.

## Robinson Choual

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phone\_abbreviation  
**+212664905373**

Marrakech Agency  
Marrakech - Marrakech

**Price :** 412 000 €

**Surface :** 3229 sq ft

**Rooms :** 5

**Bedrooms :** 4

**Bathrooms :** 4

**Shower rooms :** 0

**Garden :** Yes

**Swimming pool :** Yes

**Terrace :** Yes

**Caretaker :** Yes

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## **VANEAU**

Immobilier de prestige depuis  
1972

### **VANEAU LOCATION**

Une équipe dédiée à Paris,  
Neuilly et Boulogne

### **VANEAU VIAGER**

30 ans d'expérience en vente  
viagère

# **VANEAU**

## **C'EST AUSSI**

### **VANEAU BUREAUX & COMMERCES**

+10 000 offres disponibles

### **VANEAU PATRIMOINE**

Dispositifs de défiscalisation,  
SCPI, Assurances Vie

### **VANEAU DIGITAL NEUF**

La plate-forme digitale 100%  
immobilier neuf

### **COURTAGE CRÉDITS**

Exell Crédit immobiliers  
Assurances emprunteurs

### **GESTION LOCATIVE**

GTF, plus de 7 000 lots gérés à  
Paris

**140 collaborateurs**

**1200 signatures par an**

**1000 immeubles par an**

**2.5 milliards d'actifs gérés**