

Price on request

Contact agency

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For sale house

4 rooms

Surface : 132 m²

Surface of the living : 40 m²

Surface of the land : 1500 m²

Year of construction : 2004

Exposition : Sud

Hot water : Electrique

External condition : GOOD

Couverture : tiling

Features :

AIR CONDITIONING, POOL, Bedroom on ground floor, CALM, Laundry room

3 bedroom

1 terrace

1 bathroom

1 shower

2 WC

2 garage

Energy class (dpe) : C

Emission of greenhouse gases (ges) : A

Document non contractuel

22/01/2026 - Prix T.T.C



House 9265MF Draguignan

In a natural and preserved setting in Draguignan, within a zone protected from any construction, is this charming single-story home. With 132 m² of cozy and intimate living space, it offers a daily life that is both pleasant and practical. Its south-facing orientation ensures maximum sunlight throughout the day. Built in 2004, the property relies on a septic tank for wastewater treatment. The interior includes a separate kitchen, a comfortable 40 m² living room, three welcoming bedrooms with built-in closets—one to the south with access to the terrace, one to the west, and another to the north. Two bathrooms and one toilet are available for your convenience. A laundry room is also present, adding extra value to your everyday life. Outside, a terrace and a swimming pool await you, all situated on a large 1500 m² plot. Heating is provided by reversible air conditioning and underfloor geothermal heating. **Fees payable by the buyer: 30,000 euros, representing 5.41% of the sale price** **Sale price including fees: 555,000 euros** **Sale price excluding fees: 525,000 euros** Information about risks to which this property is exposed is available on the Géorisques website <http://www.georisques.gouv.fr>. This house is therefore not only charming but also equipped for your comfort and enjoyment.

Fees and charges :

