

449 000 €

Contact agency

Estate & Law - Properties

38 Av. du Croiseur Léger le Malin

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For sale stone house

7 rooms

Surface : 152 m²

Surface of the land : 1978 m²

Year of construction : Avant 1948

Exposition : Sud ouest

View : Panoramique

Hot water : Electrique

Inner condition : GOOD

External condition : GOOD

Couverture : tiling

Features :

FLOOR HEATING, fireplace, double glazing

4 bedroom

2 terraces

1 bathroom

2 showers

3 WC

1 garage

1 parking

Energy class (dpe) : E

Emission of greenhouse gases (ges) : B

Document non contractuel



Stone house 026 Callian

Charming and authentic stone house in Callian of 152m² with a lot of charm and history, boasting stunning views of the surrounding hills and the picturesque village of Montauroux. This property is located in the heart of Callian village and is in impeccable condition. The house is divided into three large separate apartments, providing an excellent investment opportunity or multi-generational residence. The first apartment consists of a living room with a fireplace, an independent kitchen, two lovely bedrooms, a bathroom, and a separate toilet. The second apartment offers a spacious living room with a fireplace, one bedroom, and a bathroom with a toilet. The third apartment has an authentic feel, featuring exposed stone, an open-plan living room/kitchen, one bedroom, and a bathroom with a toilet. The terraced land typical of the region of 1 978M² adds to the charm of this property. Enjoy a Mediterranean garden with panoramic views, creating an idyllic setting for relaxation and entertainment. Don't miss this unique opportunity to acquire a traditional stone house in one of the most beautiful villages in the area, offering both charm and investment potential. 45 minutes from Nice airport and 35 minutes from the Mediterranean. Terre Blanche golf course 10 min. Gréolieres ski resort 1 hour, Auron/Isola 2h30. Garage. Double glazed windows. Underfloor heating. Reversible air conditioning. New bathroom. Mains drainage. Contact us today to arrange a visit and discover this hidden gem in Callian.

