

2 750 000 €

Contact agency

Agence Provensal

2 avenue Jean Jaurès

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For sale villa

7 rooms

Surface : 267 m²

Surface of the living : 68 m²

Surface of the land : 3750 m²

Exposition : Sud ouest

View : Mer

Hot water : Electrique

Inner condition : to modernize

External condition : a refresh

Couverture : tiling

Features :

POOL, electric blinds, fireplace, Bedroom on ground floor, Automatic Watering, Laundry room, CALM

4 bedroom

3 terraces

3 bathrooms

1 shower

4 WC

2 garage

5 parkings

Energy class (dpe) : D

Emission of greenhouse gases (ges) : E

Document non contractuel

23/05/2025 - Prix T.T.C



### Villa 1831 Grimaud

Property with swimming pool and sea view over the Gulf of Saint-Tropez for sale between Sainte-Maxime and Grimaud Villa for sale in a highly sought-after area between Sainte-Maxime and Grimaud, offering a lovely sea view over the Gulf of Saint-Tropez. Ideally located near an 18-hole golf course, this 7-room villa benefits from a living area of 270 m² on a spacious plot of 3700 m². The villa comprises a main level with: Entrance, bright living room and dining room with fireplace, opening onto a 100 m² reception terrace, fitted and equipped kitchen, pantry/laundry room, office/veranda, 2 en-suite bedrooms. On the upper floor, a master bedroom with reversible air conditioning, dressing room and bathroom. On the garden level, an independent bedroom with bathroom completes the whole. The landscaped garden features an 11x6 m swimming pool, 2 garages, a bowling green, and a sauna. Automatic lighting and a watering system are installed, as well as a borehole for irrigation. This villa offers a privileged living environment, ideal for lovers of calm and nature. Information on the risks to which this property is exposed is available on the Géorisques website: [www.georisques.gouv.fr](http://www.georisques.gouv.fr).

Fees and charges :

2 750 000 € agency fees 4,17% à the responsibility of the buyer included

