

**Price on request**

**Contact agency**

**Immobilier de Caractère**

572 boulevard de saint raphaël

83420 La Croix-Valmer

06 14 23 71 24 / laurabianchi.ic@gmail.com

**For sale house**

**5 rooms**

**Surface : 159 m<sup>2</sup>**

**Surface of the land : 1270 m<sup>2</sup>**

**Year of construction : 1983**

**Exposition : Sud**

**View : Dégagée**

**Hot water : Electrique**

**Inner condition : GOOD**

**External condition : GOOD**

**Couverture : tiling**

**Features :**

POOL, fireplace, Bedroom on ground floor, double glazing, Automatic gate, CALM

4 bedroom

4 terraces

1 bathroom

1 shower

3 WC

1 garage

1 cellar

**Energy class (dpe) : C**

**Emission of greenhouse gases (ges) : A**

Document non contractuel

29/01/2026 - Prix T.T.C



## House 84 La Croix-Valmer

Beautiful villa located in a highly sought-after estate in La Croix-Valmer, just minutes from the beaches. This bright, modern, fully air-conditioned villa, with a living area of 159 m<sup>2</sup>, offers generous space and benefits from an ideal exposure, complete privacy, and total tranquility. The house is centered around a spacious 60 m<sup>2</sup> living area that includes a lounge, dining room, and a fitted open kitchen, as well as a laundry room. On the same level, you will find two bedrooms, a bathroom with a bathtub, and a dressing room or office space. On the garden level, the villa has two large additional bedrooms and a shower room with a toilet. Outside, the 1,270 m<sup>2</sup> plot features a beautiful swimming pool with a large paved sunbathing area, numerous terraces, and parking spaces. An outbuilding of 22 m<sup>2</sup>, offering the possibility to convert it into an independent studio, a gym, or a garage, as well as a 15 m<sup>2</sup> workshop, complete this property. A rare opportunity in a desirable setting, perfect as a primary or secondary residence.

**Fees and charges :**

Annual current expenses 139 €

Well condominium

