

**Price on request**

**Contact agency**

**Agence Leonie Lelievre**

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**For sale villa**

**5 rooms**

**Surface : 110 m²**

**Surface of the land : 900 m²**

**Year of construction : 1980**

**Exposition : Sud**

**View : Mer**

**Hot water : Electrique**

**Couverture : tiling**

**Features :**

Bedroom on ground floor, POOL, CELLAR, fireplace

4 bedroom

1 terrace

1 bathroom

1 shower

2 WC

2 parkings

**Energy class (dpe) : E**

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

Document non contractuel

12/08/2025 - Prix T.T.C



### Villa 2425 Les Issambres

Located in a quiet residential neighborhood of Les Issambres, this charming villa, with an area of 110 m², offers a nice sea view. On the ground floor, there is an entrance hall that leads to two bedrooms, a bathroom, and a separate toilet. You'll also find a spacious living room of about 40 m² featuring a fireplace and a well-equipped open kitchen, all opening onto a lovely terrace. Next to the kitchen is a practical utility room. The garden level includes two additional bedrooms, a shower room, and a second toilet. The property comes with a carport to shelter one car. Additionally, a traditional 9m x 4m swimming pool, surrounded by sun decks, completes the whole.

Fees and charges :

