

1 145 000 €

Contact agency

Agence Provensal

2 avenue Jean Jaurès

83120 Sainte-Maxime

+33 (0)4 94 96 00 18 / info@provensal.net

For sale villa

5 rooms

Surface : 140 m²

Surface of the living : 26 m²

Surface of the land : 1200 m²

Year of construction : 1985

Exposition : Sud

View : Aperçu mer

Hot water : Solaire

Inner condition : GOOD

External condition : GOOD

Couverture : tiling

Features :

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

4 bedroom

2 terraces

1 bathroom

2 showers

2 WC

1 garage

2 parkings

Energy class (dpe) : C

Emission of greenhouse gases (ges) : A



Villa 1936 Sainte-Maxime

**** UNDER PROMISE OF SALE APRIL 2025 **** BY OUR AGENCY. EXCLUSIVE!

Provençal Villa with Pool and Sea View for sale in Sainte-Maxime Discover this charming Provençal-style villa nestled in a secure estate in Sainte-Maxime, offering sea views, particularly from the upper floor. Located in a peaceful neighborhood just 2 kilometers from the town center, this property sits on a 1,200 m² enclosed plot. ****Villa Features:**** - ****Surface area****: Approximately 150 m² of living space - ****Rooms****: 6 main rooms - ****Main level****: - Spacious entrance, Bright living room with fireplace, opening onto a terrace facing the swimming pool, Dining room with fitted American kitchen, access to the terrace, 2 comfortable bedrooms with 2 shower rooms - ****Upstairs****: - 2 additional bedrooms, Bathroom, Solarium with sea and greenery view ****Exterior****: Heated swimming pool of 10x5 m, Large independent garage of 37 m², Pleasant and well-maintained garden, South-southwest exposure to enjoy the sun This villa is ideal for those looking for tranquility and comfort. Information on the risks to which this property is exposed is available on the Géorisques website: www.georisques.gouv.fr **** UNDER PROMISE OF SALE APRIL 2025 **** BY OUR AGENCY. EXCLUSIVE!

Fees and charges :

1 145 000 € agency fees 4,76% à the responsibility of the buyer included

