

## Price on request

### Contact agency

**GRIMAUD IMMO by Mariette**

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### For sale house

**10 rooms**

**Surface : 187 m²**

**Surface of the land : 1890 m²**

**Year of construction : 1959**

**Exposition : Sud**

**View : Bord de mer**

**Hot water : Electrique**

**Inner condition : to renovate**

**External condition : a refresh**

**Couverture : roof terrace**

### Features :

AIR CONDITIONING, ALARM, Bedroom on ground floor, double glazing, Automatic Watering, Automatic gate, CALM, POOL

8 bedroom

2 terraces

2 bathrooms

3 showers

4 WC

1 garage

3 parkings

**Energy class (dpe) : D**

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

Document non contractuel

13/09/2025 - Prix T.T.C



## House 1174 La Croix-Valmer

In an absolutely unique and preserved setting, this stunning villa located in La Croix-Valmer offers direct access to the sea via a private staircase, with a breathtaking panoramic sea view over Gigaro and the three islands of Porquerolles. This is an extremely rare opportunity for sale, aimed at lovers of exceptional places and untouched nature. The villa, built in 1959, boasts approximately 190 m² of living space and consists of 10 rooms in total. The ground floor features a spacious, bright living room, an independent kitchen, as well as four bedrooms and three shower rooms. A beautiful covered terrace with a barbecue area opens onto a 5 by 11-meter pool, creating a true outdoor living space facing the sea. Upstairs, there are four more bedrooms, a shower room, and two bathrooms. One of the bedrooms opens onto a loggia offering an unobstructed sea view, the perfect spot to watch the sunrise over the islands. The 1,890 m² seaside plot guarantees complete privacy and direct access to the Mediterranean. The surroundings are peaceful, natural, and protected. Renovation work is required, revealing exceptional potential to create a luxury property in harmony with this unique setting. This rare property is much more than a seaside home; it's a promise of life between sky and sea, in one of the most sought-after and preserved areas of the French Riviera.

Fees and charges :

