

3 150 000 €

**Contact agency**

**GRIMAUD IMMO by Mariette**

Place vieille/Angle rue des Meuniers

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**For sale house**

**10 rooms**

**Surface : 497 m<sup>2</sup>**

**Surface of the land : 2435 m<sup>2</sup>**

**Year of construction : 1970**

**Exposition : Est**

**View : Mer**

**Hot water : Electrique**

**Inner condition : to modernize**

**External condition : GOOD**

**Couverture : tiling**

**Features :**

Bedroom on ground floor, Laundry room,  
CALM, POOL

9 bedroom

1 garage

15 parkings

**Energy class (dpe) : E**

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



**House 896 Grimaud**

House in a private and secure domain on 2 floors. On the first floor (ground floor), an entrance leading to two bedrooms including a master bedroom with sea view, a large living room with fireplace, and an open kitchen. Access to the Pool house with BBQ and swimming pool. On the lower floor, two apartments (which have two independent entrances from the outside) One has a large living room with three bedrooms, an open kitchen and 3 bathrooms. The second has 4 bedrooms, an office, a large living room and open kitchen. They are approximately 150m<sup>2</sup> each. In the basement, a large garage that can accommodate more than 8 cars.

**Fees and charges :**

Annual current expenses 500 €

Well condominium

3 150 000 € agency fees 5,00% à the responsibility of the buyer included

Document non contractuel

