

650 000 €

Contact agency

Les Clés du Soleil

1009 avenue Francois Nardi

83000 Toulon

04 94 20 18 00 / lcds.immobilier@gmail.com

For sale apartment

6 rooms

Surface : 152 m<sup>2</sup>

Surface of the living : 38 m<sup>2</sup>

Year of construction : 1982

Exposition : Sud ouest

View : Dégagée

Hot water : Individuelle électrique

Inner condition : GOOD

Standing : residential

Building condition : GOOD

Features :

double glazing, Placard aménagé,  
DRESSING, lift, TERRACE, 3 Chambre de  
plain-pied, gated, Cuisine aménagée  
équipée, GARAGE, electric shutters

5 bedroom

1 terrace

1 bathroom

1 shower

1 WC

1 garage

Energy class (dpe) : D

Emission of greenhouse gases (ges) : A

Document non contractuel  
05/04/2025 - Prix T.T.C



## Apartment 13256 Toulon

TOULON CAP BRUN - PETIT BOIS - T6 152m<sup>2</sup> (104m<sup>2</sup> Carrez law) TOP FLOOR. In a sought-after and peaceful area, discover this superb 6-room duplex apartment, located on the second and top floor with elevator of a luxury residence. It offers an entrance hall with a dressing room, a spacious living-dining room, an open-plan kitchen opening onto a closed loggia, as well as three bedrooms, including a master suite with a shower room. A bathroom and a separate toilet complete this level. The living space extends onto a beautiful south-facing terrace, not overlooked, ideal for enjoying moments outdoors in complete tranquility. Upstairs, an elegant mezzanine that can be used as an office, as well as two attic bedrooms equipped with cupboards offer additional comfortable space. An 18 m<sup>2</sup> underground garage completes this property. The secure and carefully maintained residence offers quality amenities, including a tennis court, a bowling alley and magnificent landscaped green spaces. THE KEYS TO THE SUN 04.94.46.27.27

Fees and charges :

Annual current expenses 3 528 €

Well condominium

129 lots in the condominium 650 000 € fees included

