

1 450 000 €

**Contact agency**

**D'Habitat <<L'agence immobilière>>**

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**For sale contemporary villa**

**6 rooms**

**Surface : 264 m<sup>2</sup>**

**Surface of the living : 81 m<sup>2</sup>**

**Surface of the land : 2531 m<sup>2</sup>**

**Year of construction : 1960**

**Exposition : Sud**

**View : Dégagée**

**Hot water : Gaz**

**Inner condition : a refresh**

**External condition : GOOD**

**Couverture : roof terrace**

**Features :**

POOL, pool house, fireplace, Bedroom on ground floor, double glazing, Automatic Watering, Laundry room, Automatic gate, CALM

3 bedroom

2 terraces

1 bathroom

1 shower

3 WC

1 garage

4 parkings

2 cellars

Document non contractuel

26/12/2024 - Prix T.T.C

Energy class (dpe) : F



**Contemporary villa 218658 Toulon**

Toulon. Bas Faron. Quiet and in a residential area. Luxury Californian-style villa with a surface area of 264 m<sup>2</sup> with traditional swimming pool with beach and pool house on a flat, enclosed and wooded plot of 2531 m<sup>2</sup>. The villa is composed of a living room of 81 m<sup>2</sup> with fireplace, 1 independent equipped kitchen as well as a back kitchen. We also find an office of 20 m<sup>2</sup>. On the 1st floor we find 1 shower room, 1 master suite, 2 toilets, 1 bedroom and a small bedroom, these rooms open onto a superb terrace of approximately 100 m<sup>2</sup> with barbecue joining the terraces on the ground floor. On the 2nd floor we find a sleeping area and a billiard room with a living room and fireplace with a surface area of 81m<sup>2</sup>. Several annexes 1 garage and a studio which can be rented. The property faces due south.

Amenities and shops as well as transport are nearby

Fees and charges :

1 450 000 € fees included

