## 1 395 000 €

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For sale house 7 rooms Surface : 190 m<sup>2</sup>

Surface of the land : 4000 m<sup>2</sup> Year of construction : 1980 + 2015 Exposition : Sud Sud ouest View : Mer Hot w ater : Electrique Inner condition : GOOD External condition : GOOD Couverture : tiling

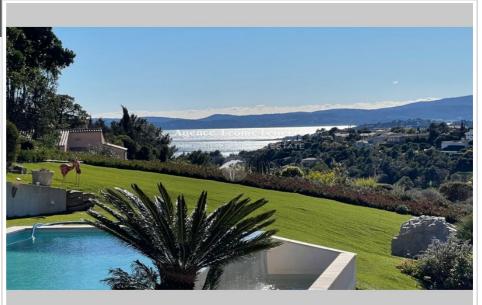
## Features :

Salt pool, cupboards, air conditioning, Bedroom on ground floor, Laundry room, w orkshop, Automatic gate

4 bedroom 2 terraces 1 bathroom 2 show ers 3 WC 1 garage 2 cellars Energy class (dne) : C

Energy class (dpe) : C Emission of greenhouse gases (ges) : A Document non contractuel 17/08/2024 - Prix T.T.C





## House 2083 Les Issambres

Beautiful sea view for this property of  $4000 \text{ m}^2$ , planted with Mediterranean trees. The villa has a surface area of approximately 190 m<sup>2</sup> and is south-west facing. On the ground floor there is a living/dining room opening onto a spacious terrace, a separate fully equipped kitchen with access to a laundry room, guest toilet, a large air-conditioned veranda also opens onto the terrace. The night space is composed of two bedrooms, a shower room with toilet and a master bedroom with bathroom ensuite. On the first floor there is an office and, on the garden level, a guest room with shower room and toilet. A very large garage also opens onto a workshop and two cellars. An 8m x 4m infinity pool completes the property. Agency fees payable by the seller.

Fees and charges : Annual current expenses 3 600 € Well condominium 1 395 000 € fees included



