

1 295 000 €

Contact agency

Agence Provensal

2 avenue Jean Jaurès

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For sale villa

5 rooms

Surface : 140 m²

Surface of the land : 1700 m²

Year of construction : 1976

Exposition : Sud est

View : Mer

Hot water : Electrique

Inner condition : GOOD

External condition : GOOD

Couverture : tiling

Features :

POOL, electric blinds, Bedroom on ground floor, Laundry room, CALM

4 bedroom

2 terraces

2 show ers

2 WC

2 parkings

1 cellar

Energy class (dpe) : D

Emission of greenhouse gases (ges) : B

Document non contractuel

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



### Villa 1938 Les Issambres

\*\*\*\* VILLA UNDER PROMISE OF SALE PROVENSAL AGENCY November 2024 \*\*\*\*

House with swimming pool and sea view for sale in the Issambres area.

Charming villa with swimming pool and beautiful sea view for sale in the Issambres area in the town of Roquebrune sur Argens near Sainte Maxime. This pretty Provencal villa consists of 5 main rooms and has a total surface area of 140 m² with a current living area of 122 m² on a plot of 1700 m². On the ground floor, you will find an entrance hall, a living-dining room opening onto a very pleasant terrace facing the sea, a separate fitted and equipped kitchen also opening onto a terrace, a laundry room and 2 bedrooms and a shower room. On the pool level, 2 bedrooms opening onto the garden and a shower room. An additional convertible room of 22 m². Pleasant garden, barbecue... Very quiet residential area. Must see! Information on the risks to which this property is exposed is available on the Géorisques website: [www.georisques.gouv.fr](http://www.georisques.gouv.fr) \*\*\*\* VILLA UNDER PROMISE OF SALE PROVENSAL AGENCY November 2024 \*\*\*\*

Fees and charges :

1 295 000 € agency fees 4,76% à the responsibility of the buyer included

