

895 000 €

Contact agency

Agence Provensal

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For sale house

5 rooms

Surface : 110 m<sup>2</sup>

Surface of the living : 27 m<sup>2</sup>

Surface of the land : 768 m<sup>2</sup>

Year of construction : 1921

Exposition : Sud

View : Jardin

Hot water : Electrique

Inner condition : GOOD

External condition : GOOD

Couverture : roof terrace

Features :

fireplace, Bedroom on ground floor, double glazing, Automatic Watering, CALM

4 bedroom

2 terraces

1 bathroom

3 showers

4 WC

3 parkings

Energy class (dpe) : D

Emission of greenhouse gases (ges) : A

Document non contractuel

17/08/2024 - Prix T.T.C



## House 1895 Sainte-Maxime

Single storey house with outbuildings for sale close to the town center of Sainte-Maxime. Built on a flat plot of 770 m<sup>2</sup>, the main part with a surface area of 80 m<sup>2</sup> has an entrance, a living-dining room with insert fireplace opening onto a terrace, a fitted and equipped kitchen, 2 en-suite bedrooms with bathroom. A studio and an independent bedroom with a total surface area of 30 m<sup>2</sup> offer the possibility of rental profitability. Automatic gate. Double glazing. Reversible climate control. Electricity and roof redone. Well. Authorization to build a 10 x 5 swimming pool. Very sought-after location close to shops and all amenities. To have! Information on the risks to which this property is exposed is available on the Géorisks website: [www.georisks.gouv.fr](http://www.georisks.gouv.fr)

Fees and charges :

895 000 € agency fees 4,76% à the responsibility of the buyer included

