

575 000 €

Contact agency

Les Clés du Soleil

1009 avenue Francois Nardi

83000 Toulon

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

For sale house

4 rooms

Surface : 131 m<sup>2</sup>

Surface of the living : 39 m<sup>2</sup>

Surface of the land : 938 m<sup>2</sup>

Year of construction : 1980

Exposition : Sud ouest

View : Dégagée

Hot water : Electrique

Inner condition : a refresh

External condition : GOOD

Couverture : tiling

Features :

CALM, double glazing, AIR CONDITIONING, Automatic gate, POOL, Bedroom on ground floor, fireplace

4 bedroom

2 terraces

2 bathrooms

2 WC

1 garage

6 parkings

1 cellar

Energy class (dpe) : D

Document non contractuel

Emission of greenhouse gases (ges) : B

30/06/2024 - Prix T.P.C



## House 12972 Toulon

Large family house with swimming pool and open view of the Toulon harbor. Absolutely calm house with a beautiful outdoor space: on one side a swimming pool extended by a terrace with barbecue area, on the other a terraced garden offering great potential. The house consists of a kitchen overlooking the garden and swimming pool, a bedroom, a bathroom and a toilet. A large living room opening onto a spacious south terrace with a view of the sea, a mezzanine with a bedroom under the roof and plenty of storage space. On the ground floor of the house: a bedroom, a living room, a kitchen area, a bathroom and a separate toilet, connected by an internal staircase, which can become a completely independent apartment. The property also offers a garage consisting of a workshop, a cellar and an air-conditioned office (total of 79 m<sup>2</sup>). Several parking lots are available on site. Contact Clés du Soleil Toulon La Serinette on 04.94.46.27.27 for a visit or any additional information.

Fees and charges :

575 000 € fees included

