

€ 2 390 000

**Buying villa**

**5 rooms**

**Surface : 257 m<sup>2</sup>**

**Surface of the land : 2500 m<sup>2</sup>**

**Year of construction : 2007**

**Exposition : Sud**

**View : Mer**

**Hot water : Electrique**

**Inner condition : good**

**External condition : good**

**Couverture : tiles**

**Amenities :**

Pool, Fireplace, Bedroom on ground floor, Double Glazing, Secure domain, Calm

4 bedroom

2 terraces

4 showers

2 garages

2 parkings

**Energy class (dpe) : C**

**Emission of greenhouse gases (ges) : A**

**Fees and charges :**

2 390 000 € fees included

28/04/2024 - Prix T.T.C



### Villa Grimaud

Discover this charming villa of 221 m<sup>2</sup>, nestled on a plot of 2500 m<sup>2</sup>, offering a breathtaking view of the sea. On the ground floor, the living room, with a fireplace, a fully equipped kitchen, while a bedroom ground level. Upstairs, two bedrooms, each with its private shower room, a studio of approximately 20 m<sup>2</sup> and a garage are added to the set. Pleasant garden with swimming pool and sea view. Located within a closed domain, this property offers absolute tranquility, preserving your privacy while making you enjoy a friendly environment. Don't wait any longer to realize your dreams of escape and well-being! Contact us now to organize a visit and seize the opportunity to acquire this jewel offering an exceptional quality of life in an exceptional location. Ref. : 394V2611M



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