

**Price on request**

**Buying villa contemporaine**

**7 rooms**

**Surface : 276 m<sup>2</sup>**

**Surface of the land : 1380 m<sup>2</sup>**

**Year of construction : 2015**

**Exposition : Sud est**

**View : Mer panoramique**

**Hot water : Electrique**

**Inner condition : excellent**

**External condition : good**

**Couverture : Toit terrasse**

**Amenities :**

Pool, Fireplace, Bedroom on ground floor, Double Glazing, Architecture contemporaine, Calm, Alarm, Air conditioning

4 bedroom

2 terraces

4 bathrooms

2 WC

1 garage

**Energy class (dpe) : Unavailable**

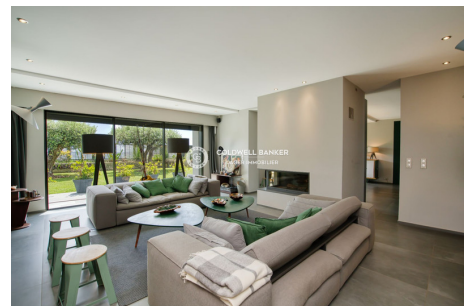
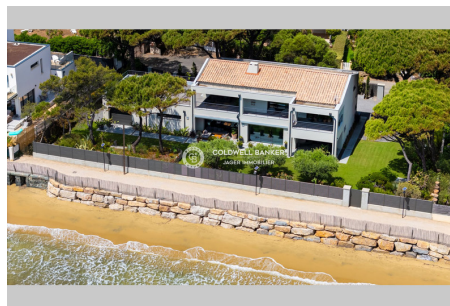
**Fees and charges :**

31/08/2025 - Prix T.T.C



**Villa contemporaine La Croix-Valmer**

This exceptional villa located in Cavalaire-sur-Mer combines total privacy, high-end contemporary features and a rare location – with direct access to the beach and a 180° sea view. Situated on a large, peaceful plot at the end of an exclusive cul-de-sac, this modern villa captivates with its open, light-filled layout, elegant interior design and meticulous finishing touches down to the smallest detail. The ground floor opens onto a spacious living room with a fireplace, large bay windows, and direct access to the terrace and the sunny Mediterranean-style garden – from where you can reach the beach in just a few steps. The designer kitchen, equipped with the latest appliances, is complemented by a stylish dining area for six, overlooking the garden, olive trees, and the sea. A guest WC, a spacious bedroom with en-suite bathroom (bathtub), as well as a separate studio – perfect as an office or accommodation for a resident – with a large laundry room (two washing machines, two dryers), complete this level. Upstairs, three further generous bedrooms, all with sea views, open onto a panoramic terrace of approximately 80 m<sup>2</sup>. Each bedroom has built-in wardrobes and a luxurious en-suite bathroom with a modern shower and bathtub. The property offers private parking for three to five vehicles and is located in a discreet residential environment, surrounded by prestigious villas. An exceptional property, combining elegance, modern comfort and seaside. Ref. : 394V3033M - Mandat n°2715



Jager Immobilier - Passage du Cros - 83310 Grimaud

Tél: +33 (0)4 94 43 71 44 - Fax: +33 (0)4 94 81 32 17 - info@jager-immobilier.com

Carte professionnelle CPI n° 8304 2018 000 028 555 - RCS FREJUS 752 947 465 000 15 - SARL 5000 €

Code NAF 6831Z - QBE 110 000 €