

€ 2 250 000

**Buying villa**

**6 rooms**

**Surface : 230 m<sup>2</sup>**

**Surface of the land : 1592 m<sup>2</sup>**

**Year of construction : 2000**

**Exposition : Sud est**

**View : Mer**

**Hot water : Electrique**

**Inner condition : good**

**External condition : good**

**Couverture : tiles**

**Amenities :**

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

4 bedroom

3 terraces

1 bathroom

3 showers

3 WC

1 garage

4 parkings

1 cellar

**Energy class (dpe) : C**

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

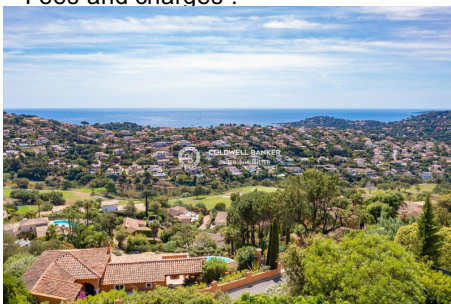
20/04/2024 - Prix T.T.C

Fees and charges :



**Villa Sainte-Maxime**

Coldwell Banker Jager Immobilier presents this beautiful villa with a panoramic sea view located in the Domaine du Golf. The property has an area of approximately 230 m<sup>2</sup> on a plot of 1,592 m<sup>2</sup> without any vis-à-vis. It offers you on the ground floor: - Large bright living room opening onto the terrace and the swimming pool - Fully equipped independent kitchen open to the terrace - 2 bedrooms with shower room and WC (Both bedrooms are open to the pool.) Upstairs : The master bedroom with its south-facing terrace, a bathroom with bath and shower enjoying a panoramic sea view between the beaches of La Nartelle and the town center of Sainte-Maxime. On the ground floor: - bedroom equipped with a window with shower room and wc. - laundry room - Swimming pool technical room - Crawl space access Electric gate - automatic watering - heated infinity pool 11x6 - reversible air conditioning Ref. : 394V2492M - Mandat n°2228



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