

€ 699 000

**Buying house**

**6 rooms**

**Surface : 250 m<sup>2</sup>**

**Surface of the living : 41 m<sup>2</sup>**

**Surface of the land : 805 m<sup>2</sup>**

**Year of construction : 1990**

**Exposition : Sud**

**View : Dégagée**

**Inner condition : A rénover**

**External condition : a refresh**

**Couverture : tiles**

**Amenities :**

Fireplace, Bedroom on ground floor

5 bedroom

3 bathrooms

**Energy class (dpe) : B**

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

**Fees and charges :**

Well condominium

699 000 € fees included

12/05/2024 - Prix T.T.C



### House Sainte-Maxime

COLDWELL BANKER JAGER REAL ESTATE presents this charming detached house, offering a generous living area of 240 m<sup>2</sup> spread over three levels, complemented by a spacious garage of 140 m<sup>2</sup>. Nestled in the Gulf of Saint-Tropez, in the municipality of Sainte-Maxime, this property extends over a plot of 805 m<sup>2</sup>. On the ground floor, you will find a spacious garage of 140 sqm, as well as a 56 sqm apartment including a bedroom and its private outdoor space. The garden level houses the main living space, consisting of a separate kitchen of 18 sqm and a large living room of 41 sqm. You will also find a 12 sqm office, a steam room, and independent toilets. The living room opens onto a large terrace of 105 sqm, facing south and without vis-à-vis. Upstairs, there is a bathroom with a whirlpool bathtub and four bedrooms ranging from 14 sqm to 24 sqm, two of which have access to a 23 sqm terrace facing south. Ideally located, this property is perfect for artisans seeking substantial storage space. Don't miss the opportunity to discover this exceptional home. Contact us now to arrange a private viewing. Ref. : 394V2719M - Mandat n°2488



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Code NAF 6831Z - QBE 110 000 €