



€ 1 895 000

**Buying villa**

**4 rooms**

**Surface : 140 m<sup>2</sup>**

**Surface of the land : 1658 m<sup>2</sup>**

**Exposition : Sud**

**View : Jardin et aperçu mer**

**Hot water : Electrique**

**Inner condition : good**

**External condition : excellent**

**Couverture : roof tiles**

**Amenities :**

alarm, fireplace, double glazing,  
residential, pool, Automatic gate,  
fireplace, Tree house, air  
conditioning

2 bedroom

2 terraces

1 bathroom

1 shower

2 WC

1 garage

**Energy class (dpe) : C**

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

Document non contractuel

29/04/2024 - Prix T.T.C



### Villa Les Issambres - Ref. V3240M - Mandate n°2100

Very nice provencal villa, located in a green area, 700 m from the beaches and shops. It includes an entrance hall, a living room with fireplace, a dining room, a beautiful semi-open fitted kitchen, as well as a bedroom with its shower room and separate WC. On the first floor there is a bedroom opening onto a beautiful terrace with sea view, an adjoining dressing room and a bathroom. A garage and an infinity pool of 9 m x 5 m complete this property. Nice amenities. Possibility of expansion. Agency fees to be paid by the seller.

#### Informations légales

1 895 000 € honoraires inclus

5,26% TTC d'honoraires inclus à la charge de l'acheteur (1 800 250 € hors honoraires), aucune procédure en cours, information on the risks to which this property is exposed is available on [georisques.gouv.fr](https://georisques.gouv.fr)

