## Agence Léonie Lelièvre

IMMOBILIER - REAL ESTATE

PROVENCE ALPES CÔTE D'AZUR - LES ISSAMBRES - VAR



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## Price on request

Buying villa 5 rooms

Surface: 110 m<sup>2</sup>

Surface of the land: 900 m<sup>2</sup> Year of construction: 1980

Exposition: Sud

View: Mer

Hot water : Electrique Couverture : roof tiles

Amenities:

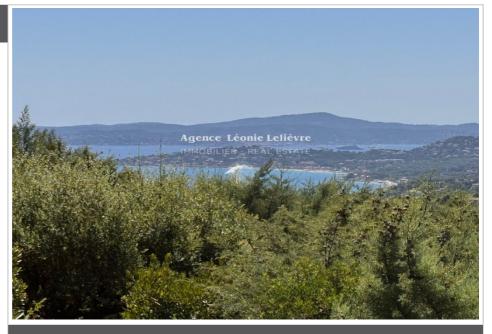
Bedroom on ground floor, pool, Cellier, fireplace

- 4 bedroom
- 1 terrace
- 1 bathroom
- 1 shower
- 2 WC
- 2 parkings

Energy class (dpe) : D
Emission of greenhouse gases

(ges): B

Document non contractuel 28/08/2025 - Prix T.T.C



Villa Les Issambres - Ref. V3098M - Mandate n°2425

Located in a quiet residential neighborhood of Les Issambres, this charming villa, with an area of 110 m², offers a nice sea view. On the ground floor, there is an entrance hall that leads to two bedrooms, a bathroom, and a separate toilet. You'll also find a spacious living room of about 40 m² featuring a fireplace and a well-equipped open kitchen, all opening onto a lovely terrace. Next to the kitchen is a practical utility room. The garden level includes two additional bedrooms, a shower room, and a second toilet. The property comes with a carport to shelter one car. Additionally, a traditional 9m x 4m swimming pool, surrounded by sun decks, completes the whole.

## Legal information

895 000 €

Fees paid by the owner, no current procedure, information on the risks to which this property is exposed is available on <a href="mailto:georisques.gouv.fr">georisques.gouv.fr</a>,





