



✉ info@provensal.net

☎ 04 94 96 00 18

2 750 000 €

Buying villa

7 rooms

Surface : 267 m²

Surface of the living : 68 m²

Surface of the land : 3750 m²

Exposition : Sud ouest

View : Mer

Hot water : Electrique

Inner condition : to modernize

External condition : a refresh

Couverture : tiles

Amenities :

pool, electric blinds, fireplace,

Bedroom on ground floor,

Automatic Watering, Laundry room,

calm

4 bedroom

3 terraces

3 bathrooms

1 shower

4 WC

2 garages

5 parkings

Energy class (dpe) : D

Emission of greenhouse gases (ges) : D

Document non contractuel

30/04/2025 - Prix T.T.C



Villa Ref. : 300V4704M Grimaud

Property with swimming pool and sea view over the Gulf of Saint-Tropez for sale between Sainte-Maxime and Grimaud Villa for sale in a highly sought-after area between Sainte-Maxime and Grimaud, offering a lovely sea view over the Gulf of Saint-Tropez. Ideally located near an 18-hole golf course, this 7-room villa benefits from a living area of 270 m² on a spacious plot of 3700 m². The villa comprises a main level with: Entrance, bright living room and dining room with fireplace, opening onto a 100 m² reception terrace, fitted and equipped kitchen, pantry/laundry room, office/veranda, 2 en-suite bedrooms. On the upper floor, a master bedroom with reversible air conditioning, dressing room and bathroom. On the garden level, an independent bedroom with bathroom completes the whole. The landscaped garden features an 11x6 m swimming pool, 2 garages, a bowling green, and a sauna. Automatic lighting and a watering system are installed, as well as a borehole for irrigation. This villa offers a privileged living environment, ideal for lovers of calm and nature. Information on the risks to which this property is exposed is available on the Géorisques website: www.georisques.gouv.fr.

Fees and charges :



Agence Provensal - 2 Avenue Jean Jaurès - BP 145 - 83120 Sainte Maxime

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Carte professionnelle n°8304 2016 000 014 928 CCI du Var- RCS 487 681 140

SIRET 487 681 140 00017 - Garantie financière : Galian - Transaction 120 000 € - Gestion 1.060 000€ - Document non contractuel