



✉ info@provensal.net

☎ 04 94 96 00 18

1 450 000 €

Buying villa

6 rooms

Surface : 125 m²

Surface of the living : 45 m²

Surface of the land : 1501 m²

Year of construction : 1988

Exposition : Sud

View : Campagne

Hot water : Electrique

Inner condition : to renovate

External condition : a refresh

Couverture : tiles

Amenities :

pool, fireplace, Bedroom on ground floor, calm

5 bedroom

1 terrace

3 bathrooms

1 shower

2 WC

1 garage

1 cellar

Energy class (dpe) : D

Emission of greenhouse gases (ges) : B

Document non contractuel

06/06/2025 - Prix T.T.C



Villa Ref. : 300V4787M Sainte-Maxime

**** CO-EXCLUSIVE **** Provençal-style villa with swimming pool for sale in a very residential area of Sainte Maxime, close to the beach. Charming detached villa of approximately 150 m² with garage and large basement for sale in the La Croisette area of Sainte-Maxime. Built in 1988 on a generous plot of 1501 m², the house extends over two levels and offers a large living room with fireplace of 45 m² (overlooked by a mezzanine) opening onto a terrace, four to five bedrooms, three bathrooms, a shower room and two toilets. Facing south, it enjoys excellent sunshine and unobstructed views of the greenery. The kitchen is fitted, and the heating and hot water are electric. Although it needs to be refreshed throughout, the interior retains its original charm. Amenities include a beautiful swimming pool, a fireplace, and a ground-floor bedroom, providing absolute peace and quiet. A terrace for your summer evenings and a cellar complete this property. There is a garage, a large basement, and a cellar. Communal sanitation. **** CO-EXCLUSIVE ****

Fees and charges :

1 450 000 € fees included



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