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☎ 04 94 96 00 18

1 490 000 €

Buying villa

8 rooms

Surface : 220 m²

Surface of the living : 97 m²

Surface of the land : 1600 m²

Year of construction : 1982

Exposition : Sud

View : Jardin

Hot water : Electrique

Inner condition : good

External condition : a refresh

Couverture : tiles

Amenities :

pool, fireplace, Bedroom on ground

floor, double glazing, Automatic

Watering, Automatic gate, calm

5 bedroom

3 terraces

2 bathrooms

1 shower

4 WC

5 parkings

Energy class (dpe) : C

Emission of greenhouse gases (ges) : A

Document non contractuel

02/07/2025 - Prix T.T.C



Villa Ref. : 300V4751M Grimaud

Pretty charming villa with swimming pool and outbuilding for sale between Sainte-Maxime and Grimaud Ideal for golfers Located in the heart of the superb 18-hole Beauvallon golf course, between Sainte-Maxime and Grimaud, this Provencal villa with swimming pool and outbuilding offers an exceptional living environment, just a few steps from the sea. In a calm and residential environment, this villa with a total living area of 220 m² is located on a flat plot of approximately 1600 m², offering a pleasant and spacious living space. The main villa of 190 m² consists of an entrance, a living room with fireplace, a dining room opening onto a terrace, and a fitted and equipped kitchen with an island. It also has three bedrooms, a bathroom and an office space. Upstairs, you will find a master bedroom with dressing room, a bathroom and a solarium to enjoy the unobstructed views. The property also includes a beautiful independent F2 apartment of approximately 30 m², in perfect condition, facing the swimming pool, offering total independence for your guests or to generate rental income. The exterior of the villa is a real asset: a beautiful landscaped garden, a covered terrace with summer kitchen, a pétanque court and a garden storage area complete this beautiful property. The villa benefits from an



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