



Agence Immobilière Provensal

Fondée en 1889
Tél : 04 94 96 00 18

Sainte-Maxime
Golfe de Saint-Tropez

3 745 000 €

Buying villa
6 rooms
Surface : 350 m²

Surface of the land : 1200 m²
Year of construction : 2020
2021

Exposition : Sud
View : Mer
Hot water : Thermodynamique
Inner condition : excellent
External condition : exceptional
Roofing : tiles

Amenities :

pool, alarm, electric blinds,
fireplace, Bedroom on ground floor,
double glazing, Automatic
Watering, Laundry room, Automatic
gate, calm

4 bedroom
3 terraces
5 showers
6 WC
1 garage
3 parkings
1 cellar

Energy class (dpe) : Unavailable
Emission of greenhouse gases
(ges) 2019 : Unavailable



Villa Ref. : 300V4666M Les Issambres

Superb modern villa with swimming pool and sea view for sale in the Issambres sector (municipality of Roquebrune sur Argens), near the village and the beaches. Located in a quiet environment, this new villa benefits from a living area of approximately 350 m² on 1200 m² of fully enclosed land with trees. Served by an elevator on the 3 levels, it consists of a majestic entrance, a large living-dining room opening onto a covered terrace facing the sea and the swimming pool completed by a very beautiful open kitchen with scullery. equipped also opening onto a large terrace. 4 large en-suite bedrooms with shower rooms and dressing room complete the whole beautifully. On the lower level (still served by the interior lift) you will find a spa area with shower and hammam, 1 gym area, 1 beautiful air-conditioned wine cellar, an office, a laundry room, a 4-car garage and 3 parking spaces. outside. 4X10 swimming pool. Large reception terraces. Beautiful garden with trees ... Very nice amenities. To discover as soon as possible. Assured crush ! Fees and charges :

3 745 000 € agency fees 4,76% à the responsibility of the buyer included



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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 920 000€ - Document non contractuel