



# Agence Immobilière Provensal

Fondée en 1889  
Tél : 04 94 96 00 18

Sainte-Maxime  
Golfe de Saint-Tropez

3 150 000 €

**Buying villa**

**6 rooms**

**Surface : 280 m<sup>2</sup>**

**Surface of the living : 35 m<sup>2</sup>**

**Surface of the land : 2294 m<sup>2</sup>**

**Year of construction : 1960**

**Exposition : Est sud est**

**View : Mer panoramique**

**Hot water : Electrique**

**Inner condition : good**

**External condition : good**

**Roofing : tiles**

**Amenities :**

pool, alarm, electric blinds,

Bedroom on ground floor,

Automatic Watering, Laundry room,

Automatic gate, calm

5 bedroom

2 terraces

2 bathrooms

2 showers

1 garage

4 parkings

1 cellar

**Energy class (dpe) : D**

**Emission of greenhouse gases**

**(gas) : B** Document non contractuel

26/05/2022 - Prix T.T.C



**Villa Ref. : 300V4591M Sainte-Maxime**

Beautiful villa with pool and panoramic sea view on the Gulf of Saint-Tropez for sale residential area of Sainte Maxime. Located near the beach and not far from the city center, this beautiful villa on 2 levels built on a plot of 2294 m<sup>2</sup>, has 6 main rooms and has a living area of 300 m<sup>2</sup>. It consists of an entrance, a living room dining room opening onto terrace facing the sea, a fitted kitchen and independent, 5 bedrooms (including a master bedroom with dressing room and full bathroom), a 2nd bathroom and a shower room. Laundry room, cellar, large garage. Beautiful pool 15 x 5 with large pool house of about 40 m<sup>2</sup>. Beautiful garden with automatic watering ... Shutters and electric blinds ... To see!

Fees and charges :

3 150 000 € agency fees 4,76% à the responsibility of the buyer 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 920 000€ - Document non contractuel