



# Agence Immobilière Provensal

Fondée en 1889  
Tél : 04 94 96 00 18

Sainte-Maxime  
Golfe de Saint-Tropez

2 310 000 €

## Buying villa

6 rooms

Surface : 200 m<sup>2</sup>

Surface of the living : 62 m<sup>2</sup>

Surface of the land : 2300 m<sup>2</sup>

Exposition : Sud est

View : Mer

Hot water : Electrique

Inner condition : excellent

External condition : exceptional

Couverture : tiles

## Amenities :

pool, Bedroom on ground floor,  
double glazing, Automatic  
Watering, Laundry room, Automatic  
gate, calm

5 bedroom

2 terraces

5 showers

6 WC

1 garage

4 parkings

Energy class (dpe) : C

Emission of greenhouse gases  
(ges) : C

Document non contractuel

19/05/2024 - Prix T.T.C

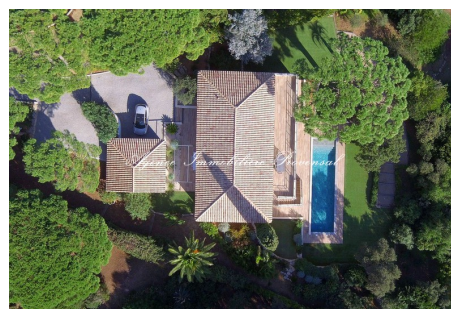


## Villa Ref. : 300V4722M Sainte-Maxime

Provensal Agency Exclusive. Very pretty contemporary villa in perfect condition with swimming pool and sea view for sale in Ste Maxime in a quiet and secure residential area close to the sea. Completely renovated in 2017 with taste, this villa, located on a plot of 2300 m<sup>2</sup>, is composed of 6 main rooms including 5 bedrooms. It has a surface area of approximately 180 m<sup>2</sup> completed by a large reception terrace of 55 m<sup>2</sup> facing the sea. This bright villa will seduce you with its large living room opening onto a terrace facing the sea, its kitchen with a central island, just like its 5 bedrooms with 5 en-suite bathrooms, 3 of which are on the pool floor. Very pleasant garden with a beautiful 13 x 3.5 "swimming lane" swimming pool. The villa also benefits from reversible air conditioning, electric shutters and gate, double glazing, all completed by a double garage... A beautiful villa with great amenities! Information on the risks to which this property is exposed is available on [georisks.gouv.fr](http://georisks.gouv.fr) Provensal Agency Exclusive.

Fees and charges :

2 310 000 € agency fees 4,76% à the responsibility of the buyer included



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