

€ 2 495 000

Buying villa

5 rooms

Surface : 223 m²

Surface of the living : 55 m²

Surface of the land : 1500 m²

Year of construction : 1998

Exposition : Sud

View : Aperçu mer

Hot water : Electrique

Inner condition : excellent

External condition : good

Couverture : tiles

Amenities :

Pool, Plage à pied, Jacuzzi,
Cheminée en insert, Bedroom on
ground floor, Double Glazing, Central
vacuum, Calm, Automatic gate, Air
conditioning

4 bedroom

4 terraces

1 bathroom

3 showers

4 WC

1 garage

2 parkings

1 cellar

Energy class (dpe) : B

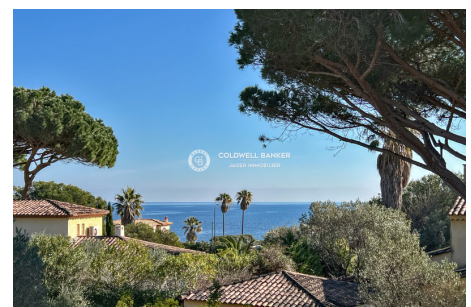
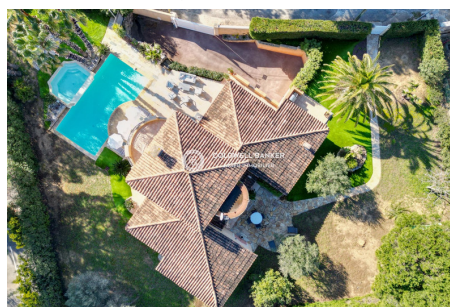
Emission of greenhouse gases

(ges) : A - Prix T.T.C



Villa Sainte-Maxime

COLDWELL BANKER JAGER IMMOBILIER is proud to present this sumptuous villa of 223m², ideally nestled just 100 meters from the beach and restaurants. Built on a flat plot of 1500m², meticulously landscaped with Mediterranean vegetation, this property offers a peaceful and sun-soaked setting, adorned with multiple terraces. You can fully appreciate the tranquility of the surroundings and relax in the 10x5m pool with a counter-current swim feature or in the overflowing 4x3m jacuzzi. On the ground floor, a vast, fully open living space, bathed in light through large sliding doors, welcomes you. The living room, adorned with an insert fireplace, and the dining room open onto the terraces and the pool. A modern, fully equipped kitchen opens onto a covered terrace. The master bedroom, with its dressing room and spacious bathroom, completes this level. A generous entrance hall serves the entire living space, while a guest toilet is strategically positioned. Upstairs, two en-suite bedrooms offer privacy and comfort, each with its own bathroom and adjoining toilets. Both bedrooms open onto a terrace with a beautiful view of the sea and exceptional sunrises. In the basement, a vast area houses a large double garage, a laundry room, a wine cellar, as well as an additional utility space of 66 m². Come and discover this magnificent property without delay. Our agency, COLDWELL BANKER JAGER IMMOBILIER, will be delighted to provide you with all the information you desire. Ref. : 394V2772M - Mandat n°2518



Jager Immobilier - Passage du Cros - 83310 Grimaud

Tél: +33 (0)4 94 43 71 44 - Fax: +33 (0)4 94 81 32 17 - info@jager-immobilier.com

Carte professionnelle CPI n° 8304 2018 000 028 555 - RCS FREJUS 752 947 465 000 15 - SARL 5000 €

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