

820 000 €

For sale villa

4 rooms

Surface : 90 m<sup>2</sup>

Surface of the land : 730 m<sup>2</sup>

Year of construction : 2000

Exposition : Sud

View : Jardin

Hot water : Thermodynamique

Inner condition : excellent

External condition : good

Couverture : tiles

Features :

Automatic gate, double glazing, Bedroom on ground floor, pool

3 bedroom

1 terrace

2 showers

2 WC

1 garage

2 parkings

Emission of greenhouse gases (ges) : B

Document non contractuel

19/09/2024 - Prix T.T.C



## Villa 1234 Sainte-Maxime

The Maya agency offers you a detached villa with swimming pool located 500 m from the beaches of Nartelle in Sainte-Maxime. Built on a plot of 730 m<sup>2</sup>, this villa comprising 3 bedrooms, one of which is on one level, has been completely renovated. The entrance communicates from the inside with the garage. The L-shaped living room opens onto a terrace sheltered by an adjustable pergola which will provide you with shade and protection from the rain or full sun. The open kitchen is equipped, it faces the dining area. The master bedroom is on one level, it is associated with a shower room with WC. Upstairs, 2 bedrooms, one with dressing room, shower room and separate toilet. The garden is enclosed and landscaped, the land is flat, not overlooked.

### Legal information

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Fees paid by the owner, well condominium, annual current expenses 600 € (50 € monthly), no current procedure, information on the risks to which this property is exposed is available on [georisques.gouv.fr](https://www.georisques.gouv.fr)

