

**Bandol**

# IMMOBILIER

€ 1 195 000

**Buying house**

5 rooms

Surface : 138 m<sup>2</sup>

Surface of the living : 39 m<sup>2</sup>

Surface of the land : 490 m<sup>2</sup>

Year of construction : 2004

Hot water : Electrique

Inner condition : excellent

External condition : good

Couverture : Tuiles

**Amenities :**

calm, double glazing, Climatisation, Portail automatique, pool, Chambre de plain-pied, Buanderie

3 bedroom

1 terrace

2 showers

2 WC

3 parkings

**Energy class (dpe) : C**

**Emission of greenhouse gases**

**(ges) : A**

**Fees and charges :**

Annual current expenses 720 €

Well condominium

24 lots in the condominium 1 195 000

€ fees included prix T.T.C



## House Sanary-sur-Mer

SANARY SUR MER Luxury villa in absolute calm, in a highly sought-after gated residence, close to the town center, with a lovely open view of the hills. The ground floor includes a pleasant living room, an equipped kitchen, as well as a bedroom with large closet, a separate toilet and a bathroom with walk-in shower. Upstairs, two bedrooms with cupboard, a bathroom, a separate toilet. The 30 m<sup>2</sup> terrace has a bioclimatic pergola with blinds, extended by a jacuzzi and a heated salt pool. Electric blinds, electric inertia radiators + reversible air conditioning, automatic watering, electric gate, softener, parking for 4 cars as well as 2 garden sheds complete the quality services of this property. South orientation not overlooked. Assured crush ! Ref. : 501V46906M - Mandat n°3949



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