COLDWELL BANKER
EUROPA REALTY

Apartment Bormes-les-Mimosas 91 m²



SALE PRICE : 649 000 €

EMAIL : STBARTH.AZUR@COLDWELLBANKER.FR

EXCLUSIVITY

50 avenue Etienne Gola
France, 83820, Rayol-Canadel-sur-

Mer

PHONE : +33659655459
stbarth.azur@coldwellbanker.fr

COLDWELL BANKER
EUROPA REALTY

DESCRIPTION

Exclusively listed, A prime address overlooking the Mediterranean, in the heart of the port of Bormes-les-Mimosas.
In a sought-after location, within a residence featuring a swimming pool, discover this four-room apartment of approximately 92 sqm, situated on the first floor with lift access, offering excellent potential for enhancement through a complete renovation.

Benefiting from a triple aspect and remarkable views of the sea, the harbour and the Bay of Le Lavandou, this property stands out for its abundant natural light, multiple outdoor spaces and exceptional potential.

The living area, measuring approximately 20 sqm, opens onto a spacious 24 sqm east-facing terrace, offering unobstructed views of the Mediterranean and an idyllic setting in which to enjoy the morning sunshine. A separate kitchen also benefits from direct access to this terrace.

The sleeping accommodation comprises three bedrooms with built-in wardrobes, each enjoying its own private outdoor access to a terrace or balcony. One of the bedrooms features a particularly pleasant terrace overlooking the harbour.

A bathroom opening onto a terrace with views of the harbour and the Bay of Le Lavandou, a separate shower room and a guest WC complete the layout.

Renovation offers an exciting opportunity to unlock the full potential of this apartment, creating a contemporary and sophisticated interior that perfectly complements its prime location and exceptional views.

A private parking space and a storage cellar located on an upper floor complete this property.

A rare opportunity to create an elegant Mediterranean retreat or a prestigious second home in one of the most desirable locations along the Var coastline.

Full details available upon request.

Mer

PHONE : +33659655459
stbarth.azur@coldwellbanker.fr

COLDWELL BANKER
EUROPA REALTY

FEATURES

Property type:	Apartment	Area:	91.99 m²	Elevator:	Oui
Property tax:	€1.00	Number of rooms:	4 rooms	Number of bedrooms:	3 bedrooms

Information on the risks to which this property is exposed is available on the Géorisques website: www.georisques.gouv.fr

ENERGY PERFORMANCE DIAGNOSIS

Energy performance diagnosis (EPD): C 134

Greenhouse gas emissions (GHG) index: A 5

Mer

PHONE : +33659655459
stbarth.azur@coldwellbanker.fr

COLDWELL BANKER
EUROPA REALTY

50 avenue Etienne Gola
France, 83820, Rayol-Canadel-sur-

Mer

PHONE : +33659655459
stbarth.azur@coldwellbanker.fr