COLDWELL BANKER
EUROPA REALTY

House Cavalaire-sur-Mer 82 m²



SALE PRICE : 948 000 €

EMAIL : STBARTH.AZUR@COLDWELLBANKER.FR

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

Mer

PHONE : +33659655459
stbarth.azur@coldwellbanker.fr

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DESCRIPTION

Ideally situated in a quiet, unspoilt setting, just a stone’s throw from the coast, this villa captivates with its panoramic sea views and its idyllic Mediterranean setting.
The ground floor features a spacious garage and a utility room.
The garden level comprises a bright living room with a fitted kitchen, two bedrooms, a bathroom and a separate toilet.
Upstairs, there are two bedrooms with superb sea views, one of which has a balcony, as well as a bathroom and a separate toilet
Outside, the beautifully landscaped grounds, planted with low-maintenance Mediterranean plants, feature a pleasant shaded patio scented with citrus and offer potential for a swimming pool.
An ideal property for a second home or a rental investment, combining tranquillity, exceptional views and immediate proximity to the sea.

Mer

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FEATURES

Property type:	House	Area:	82.0 m²	Property tax:	€1.00
Number of rooms:	5 rooms				

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 177

Greenhouse gas emissions (GHG) index: B 6

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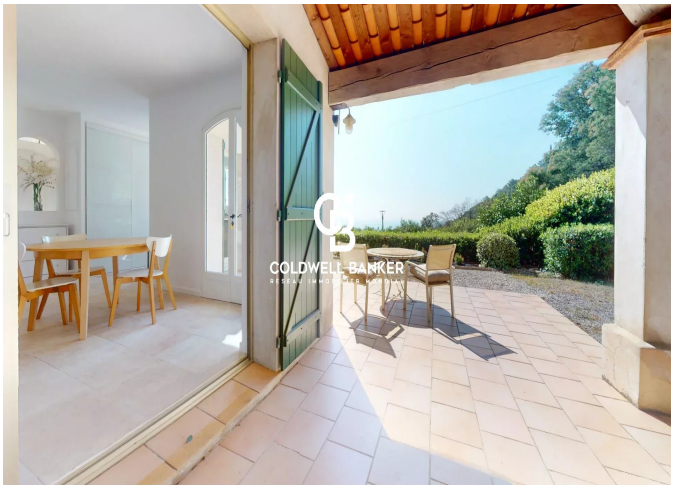





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