COLDWELL BANKER
EUROPA REALTY

House Grimaud 250 m²



SALE PRICE : 4 990 000 €

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

Mer

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DESCRIPTION

Overlooking the Gulf of Saint-Tropez, in a privileged residential setting, this remarkable property enjoys breathtaking panoramic sea views and a particularly peaceful environment, within easy reach of the beaches, marinas and iconic destinations of the region.

Set within approximately 1,700 sqm of beautifully landscaped grounds, the property offers around 250 sqm of living space, with a total surface area of 333 sqm. Entirely renovated in 2025 using high-quality materials, it combines contemporary elegance, comfort and premium amenities.

The generous, light-filled reception areas include a spacious living room with a fireplace, an elegant dining room and a contemporary kitchen. These beautifully appointed spaces create a refined yet welcoming atmosphere, opening towards the outdoors and the exceptional sea views.

The sleeping quarters of the main villa comprise two bedrooms, a shower room, separate toilets and a laundry room, as well as a spacious master suite featuring its own bathroom and two dressing rooms.

At pool level, an independent apartment offers two bedrooms, each with its own private shower room, a kitchen, an additional bathroom and a laundry room, providing an ideal setting for welcoming family and guests in complete privacy and comfort.

A separate studio, equipped with a kitchenette and shower room, completes the property, offering additional accommodation, particularly suitable for staff.

Outside, the beautifully landscaped garden features a stunning mirror swimming pool that appears to merge seamlessly with the sea horizon. The various relaxation areas invite residents to fully embrace the Mediterranean lifestyle while enjoying uninterrupted views over the Gulf of Saint-Tropez.

The property also benefits from an extensive range of high-end amenities, including a fitness room, air conditioning, home automation, an alarm system, double-glazed windows, electric blinds and shutters, outdoor lighting, automatic irrigation, an electric gate and covered parking.

Fully furnished and offering an exceptional level of comfort, this outstanding property represents a rare opportunity to enjoy the finest aspects of the French Riviera lifestyle, combining elegance, tranquillity and spectacular panoramic views.

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FEATURES

Property type:	House	Area:	250.0 m²	Number of rooms:	7 rooms
Number of bedrooms:	6 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): B 82

Greenhouse gas emissions (GHG) index: A 3

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