COLDWELL BANKER
EUROPA REALTY

House Saint-Raphaël 192 m²



SALE PRICE : 1 290 000 €

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DESCRIPTION

Coldwell Banker Esterel Realty is pleased to present this superb villa, fully renovated in 2023, ideally located in the sought-after residential area of Boulouris, just a 10-minute walk from the beaches and local amenities.
Offering 192 sq m of living space, the villa features generous proportions and a bright, elegant atmosphere. It comprises a spacious living room, a dedicated office area, a fully equipped separate kitchen, and five bedrooms, including two on the ground floor.

The property also offers two shower rooms and toilets, providing comfort and practicality for family living or entertaining guests.

Set within beautifully landscaped grounds of 1,160 sq m, the villa enjoys a peaceful and private setting with no overlooking neighbours. The carefully designed outdoor spaces include several terraces and a beautiful Balinese-style swimming pool, creating the perfect environment for enjoying the Mediterranean lifestyle.

Close to the beaches and amenities, this property combines comfort, elegance and an exceptional quality of life, in one of Saint-Raphaël's most sought-after areas.

A beautiful five-bedroom family villa, offering generous living spaces, refined features and a privileged setting just a few minutes' walk from the sea.

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FEATURES

Property type:	House	Area:	192.0 m²	Property tax:	€3.00
Number of rooms:	7 rooms	Number of bedrooms:	5 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 176

Greenhouse gas emissions (GHG) index: B 6

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