COLDWELL BANKER
EUROPA REALTY

Land Grimaud 3,221 m²



SALE PRICE : 1 700 000 €

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50 avenue Etienne Gola
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DESCRIPTION

Coldwell Banker St Barth Azur presents this exceptional building plot of approximately 3,221 sqm, ideally located in the sought-after Beauvallon–Bartole area of Grimaud.

Set within a peaceful and preserved residential environment, the plot enjoys a prime location close to the beaches and the cycle path, providing easy access to Sainte-Maxime and Saint-Tropez.

The property benefits from two building permits, both fully approved and free of any third-party appeals, allowing for the construction of two independent villas.

The first project provides for a villa of approximately 299 sqm of floor area, arranged over two levels, complemented by a garage with a footprint of approximately 32 sqm and a 40 sqm swimming pool.

The second permit authorises the construction of a villa of approximately 246 sqm of floor area, also arranged over two levels, with a garage of approximately 32 sqm and a 35 sqm swimming pool.

The plot is already partially serviced: the water meter has been installed and the electricity supply has been brought to the property, with the meter still to be installed. Regarding wastewater, connection to the mains sewer system will require the installation of a lifting pump.

A particularly attractive opportunity to develop a real estate project comprising two villas in a desirable residential area of Grimaud, just minutes from the coastline and in the heart of the Gulf of Saint-Tropez.

For further information, please contact Grégory RAMBAUD on +33 6 31 96 23 34.

What if your property also deserved an expert perspective? Benefit from a confidential, personalised and no-obligation valuation.

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FEATURES

Property type:	Land	Area:	3221.0 m²

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

ENERGY PERFORMANCE DIAGNOSIS

Mer

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