

Maison Sainte-Maxime 134 m<sup>2</sup>

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PRIX DE VENTE : 1 000 000 €

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## DESCRIPTION

Located in a secure and sought-after domain in Saint Maxime, this charming single-storey house is semi-detached but with no overlooking neighbors. It offers a living area of 134m<sup>2</sup> on a 500m<sup>2</sup> plot, just 150m from the sea and 900m from the beaches.

The house features a spacious living room with an open kitchen, providing access to a large south-facing terrace of 50m<sup>2</sup> with a partial sea view. The traditional 8X4m swimming pool is perfect for cooling off during hot summer days.

The house has 3 bedrooms, including 2 with their own en-suite bathrooms, as well as an additional bathroom and 3 toilets. A veranda provides additional space to enjoy the view of the grounds. A crawl space and a large cellar offer convenient storage options.

There are ample parking possibilities on the property, with the capacity to park multiple vehicles.

Don't miss this opportunity to acquire a single-storey house in a secure and sought-after neighborhood, close to the sea and beaches, offering a pleasant living environment in a privileged location. Contact us to schedule a viewing now!



## CARACTÉRISTIQUES

Type de bien :	Maison	Surface :	134.0 m <sup>2</sup>	Taxe foncière :	€2.00
NB de pièces :	5 rooms	NB de chambres :	3 bedrooms		

Les informations sur les risques auxquels ce bien est exposé sont disponibles sur le site Géorisques : [www.georisques.gouv.fr](http://www.georisques.gouv.fr)

## DIAGNOSTIC DE PERFORMANCE ÉNERGÉTIQUE

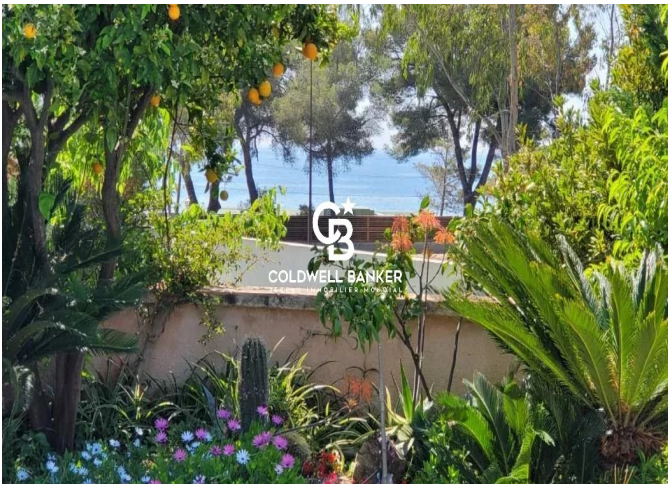
Diagnostic de performance énergétique (DPE) : C 113

Indice d'émission de gaz à effet de serre (GES) : A 4





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