

Bandol IMMOBILIER

€ 130 000

Viager villa

6 rooms

Surface : 185 m²

Surface of the land : 1500 m²

Year of construction : 1988

Exposition : Sud

View : Campagne

Hot water : Electrique

Inner condition : good

External condition : good

Couverture : Tuiles

Amenities :

calm, double glazing, Climatisation,
Portail automatique, pool, Forage,
Chambre de plain-pied, Cheminée

3 bedroom

4 terraces

2 showers

2 WC

2 garages

3 parkings

Energy class (dpe) : C

Emission of greenhouse gases
(ges) : A

03/05/2025 - Prix T.T.C



Villa Solliès-Toucas

For the record, the sale in occupied life means that the seller occupies the property all his life. The payment of the sale price is made partly by a bouquet and by a monthly annuity. This luxury property, in a quiet cul-de-sac, consists of an architect-designed house of 185 m² with a master suite, shower room, mezzanine and dressing room, two bedrooms, a cathedral living room with fireplace, a TV lounge, a dining room, an independent kitchen, a bathroom with WC and an independent WC. Outside, a swimming pool, numerous terraces, two garages including a double, a shelter for three cars, a landscaped garden of Mediterranean species. This villa of traditional construction on one level, in perfect condition, benefits from many quality services. All rooms benefit from double glazed windows and rolling shutters. Bay windows allow access to the garden from the master suite, the living room, the veranda and the kitchen. The bathroom of the parental suite is equipped with a double balneo shower. The kitchen is fitted out and the equipment is branded. Heating is provided by reversible air conditioning, the fireplace has a Krug brand closed hearth with heat recuperator. The swimming pool built in the traditional way by Diffazur is free-form with wide beaches. The flat garden, was designed by a gardener and equipped with automatic watering, lighting highlights the trees and beds, it is completely enclosed by walls. The DPE was established on May 12, 2023; the annual energy costs of housing are estimated between



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