

# French Properties

ONLINE

€1 295 000

**4 bedroom villa**

**Surface : 190 m²**

**Surface of the land: 800 m²**

**Exposition:** southeast

**View :** panoramic

**Kitchen:** fitted kitchen

**Hot water:** electric

**Features:**

pool, calm, pool house, alarm, fireplace,

Aucun vis à vis

4 bedroom

1 terrace

3 bathrooms

3 WC

1 garage

**Energy class (dpe):** Unavailable

**Emission of greenhouse gases (ges):**

Unavailable

Document non contractuel

19/05/2024 - Prix T.T.C



## Villa Mandelieu-la-Napoule

Bright villa with view of the sea and the Southern Alps Back for sale: Located on the heights of Mandelieu, 5 minutes from the shops, this villa offers a view of the sea, the Lérins islands and the Mercantour massif. Covering an area of approximately 193m2, on a wooded plot of approximately 800m2 with a tiled swimming pool of 11x5, the villa includes: On level 1: - Entrance with cupboards; - Two rooms ; - A bathroom. At level 0: - Vast living room with fireplace; - Open fitted kitchen opening onto a terrace; - Back kitchen. At garden level: - Two en-suite bedrooms; - A 26m2 veranda that can be used as a 5th bedroom; - Laundry; - A cave ; - A workshop. In annex: Large garage, pool house with a summer kitchen.

Fees and charges :

1 295 000 € fees included

