

**TOULON**

8 Place d'Armes  
83000 Toulon

**AGV  
GARELLI  
immobilier**

**HYÈRES**

1 av. Jean Jaurès  
83120 Hyères

**530 000 €**

**New house for sale**

**4 rooms**

**Surface : 90 m<sup>2</sup>**

**Surface of the living space : 33 m<sup>2</sup>**

**Surface of the land : 260 m<sup>2</sup>**

**Exposure : Sud est**

**Indoor condition : new**

**Outdoor condition : new**

**Benefits :**

double glazing, calm

4 bedroom

1 terrace

1 bathroom

1 shower

2 WC

1 garage

Document non contractuel

17/04/2024 - Prix T.T.C



**New house ref. 744V2637M Six-Fours-les-Plages**

**AGV GARELLI IMMOBILIER** is delighted to present this superb **new house of 87.97m<sup>2</sup>** located in the charming town of **Six-Fours les Plages**.

This **modern** house consists on the ground floor of a spacious 34.8m<sup>2</sup> kitchen living room, ideal for meals with family or friends, a first bright bedroom and a shower room with WC. Upstairs you will find three comfortable bedrooms and a modern bathroom to meet all your needs.

This house also has a **garage of 16.62m<sup>2</sup>**, practical for parking your vehicle in complete safety, as well as a beautiful sunny **terrace of 12.12m<sup>2</sup>** and a large garden of 77.91m<sup>2</sup> to enjoy moments of relaxation in the open air.

Located in a **peaceful area** of Six-Fours les Plages, this house is close to the amenities of the city while offering a quiet and comfortable living environment. It is ideal for a family wishing to settle in a new and modern house.



Do not hesitate to contact us to organize a visit and discover this exceptional house. We are at your disposal to answer all your questions and assist you in your real estate project.

Fees and charges :

530 000 € fees included

**AGV GARELLI immobilier** - 8, Place d'Armes - 83000 Toulon

Tél: 04 94 92 96 96 - agvimmo@gmail.com

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