

**TOULON**8 Place d'Armes  
83000 Toulon**AGV  
GARELLI  
immobilier****HYÈRES**1 av. Jean Jaurès  
83120 Hyères**299 000 €****Townhouse for sale****4 rooms****Surface : 90 m²****Surface of the land : 275 m²****Exposure : Sud****Benefits :**

drilling, calm

3 bedroom

1 terrace

1 bathroom

1 WC

**Energy class (old measure) : D****Climate class : B**

Document non contractuel

22/05/2024 - Prix T.T.C

**Townhouse ref. 744V2669M Toulon**

Looking for a spacious townhouse with the possibility of an elevation? Do not search anymore ! This charming type 5 house, semi-detached and built on a plot of land of 275 m² is located on Avenue de Locarno, in Toulon. It is one storey above the ground floor and offers great potential for a significant elevation. The current living area is approximately 100 m², including a bright living room, an equipped kitchen, four spacious bedrooms, a bathroom and a shower room. You will also benefit from a garden with a terrace to enjoy the beautiful sunny days. This townhouse is ideally located, close to all amenities, shops, schools and public transport. With a possible elevation, this house offers incredible potential to create a spacious and comfortable home according to your tastes and needs. Don't miss this unique opportunity to acquire a townhouse in Toulon with significant elevation potential.

**Fees and charges :**

299 000 € agency fees 3,34% à the responsibility of the purchaser is included

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

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