

TOULON

8 Place d'Armes
83000 Toulon

**AGV
GARELLI
immobilier**

HYÈRES

1 av. Jean Jaurès
83120 Hyères

569 900 €

Villa for sale

5 rooms

Surface : 132 m²

Surface of the living space : 29 m²

Surface terrain : 640 m²

Année construction : 1985

Exposition : Sud

Vue : Montagne

Eau chaude : Electrique

Indoor condition : renovated

Outdoor condition : good

Couverture : tiles

Prestations :

pool, double glazing, Automatic gate, calm

4 bedroom

3 terraces

2 bathrooms

2 WC

1 garage

1 parking

1 cellar

Classe énergie (dpe ancienne version) : D

**Emission de gaz à effet de serre (ges
ancienne version) : B**

Document non contractuel

25/04/2024 - Prix T.T.C



Villa réf. 744V2632M La Valette-du-Var

Beautiful villa of 130 m² with swimming pool on a large plot of 670 m²

Description: Located in the quiet and sought-after district of Les Favières in Valette-du-Var, this beautiful villa of 130 m² built in 1985 is nestled on a large plot of 670 m² with a private swimming pool.

The house offers a spacious and bright living space spread over two levels. The ground floor comprises a large living-dining room with a fireplace, an equipped kitchen, two bedrooms and a bathroom. The first floor has two further bedrooms and a bathroom.

The garden is fully fenced and landscaped with a large terrace ideal for outdoor dining and relaxation. The swimming pool is a real asset to this property, providing a cool oasis on hot summer days.

The property also offers the possibility of renting the bottom of the villa between the day of the signing of the authentic deed and the delivery of the future new accommodation. This makes it an attractive opportunity for investors and potential



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