



AGENCE des BAOUS

LE SOLEIL, LA MER, LA VIGNE ET L'OLIVIER

AGENCE DE LA GAUDE

04 93 59 00 00

www.agencedesbaous.com

3 agences La Gaudie, Vence & St-Jeannet

676 000 €

For sale villa

6 rooms

Surface : 152 m²

Surface of the land : 1160 m²

Exposition : Sud

View : Dégagée

Hot water : Electrique

Inner condition : good

External condition : good

Features :

residential, fireplace, Automatic gate,
double glazing, calm, deep terrace

4 bedroom

2 terraces

1 bathroom

1 shower

2 WC

1 garage

3 parkings

Legal information

676 000 €

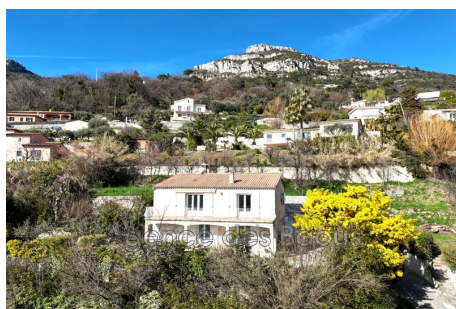
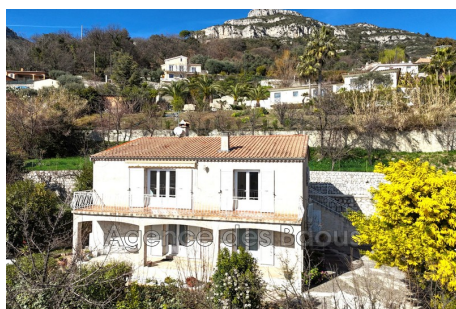
Fees paid by the owner, no current
procedure, information on the risks to which
this property is exposed is available on
georisques.gouv.fr.



Villa 2233 Saint-Jeannet

To Discover: Spacious Villa in Saint-Jeannet with Panoramic View Don't miss this unique opportunity to visit a 152 m² villa on two levels, ideally located in Saint-Jeannet, close to all amenities. Built on a vast plot of 1150 m² in terrace, facing south, this property will seduce you with its unobstructed panoramic view, a true haven of peace for lovers of tranquility. Currently divided into two apartments, this villa offers many possibilities. On the garden level, you will find a warm living space with a fitted kitchen, two comfortable bedrooms, as well as a large room that can easily be transformed into a master suite. A shower room and a separate toilet complete this floor. Upstairs, let yourself be charmed by a beautiful living room with fireplace, opening onto a sunny terrace, perfect for enjoying the beautiful days. The independent kitchen is fully equipped to meet all your needs. You will also discover two other bedrooms, a bathroom...

Energy class (dpe) : C - Emission of greenhouse gases (ges) : A
Estimated annual energy between 1365 and 1847 € (reference year 2024)
Document non contractuel - 30/04/2025



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Carte professionnelle n°5653T Préfecture des Alpes Maritimes - RCS B 445 168 404 à Grasse - Document non contractuel