



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

785 000 €

For sale house

4 rooms

Surface : 169 m²

Surface of the living : 47 m²

Surface of the land : 1800 m²

Year of construction : 1975

Exposition : Sud est

View : Dégagée

Hot water : Fuel

Inner condition : A rénover

External condition : good

Couverture : tiles

Features :

Laundry room, pool, Automatic gate, calm, deep terrace



House 1996 La Gaudie

La Gaudie – Close to amenities and main roads Detached house with a Provencal style offering approximately 169 m² of living space, divided into two separate units, providing great flexibility depending on your needs: family home, shared living, or investment. The lower level features a sleeping area with two bedrooms, complemented by a bathroom, separate toilets, and a laundry room, all accessed by a central hallway. Upstairs, the living spaces unfold around a spacious and bright living room, extended by a large south-facing terrace. This level also includes an independent kitchen, a comfortable bedroom, as well as a shower room with WC. Set on a flat 1,800 m² plot, the property offers easy access and parking for several vehicles. The outdoor area is enhanced by a swimming pool with a pool house, creating a welcoming space for enjoying the warmer months. This property is ideal for buyers looking for a project to customize, with generous...

Document non contractuel - 26/01/2026

Legal information

785 000 €

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



Agence des Baous - 216, Route de Saint-Jeannet - 06610 La Gaudie

Tél. +33 (0)4 93 59 00 00 - lagaude@agencedesbaous.com - www.agencedesbaous.com

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