



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

330 000 €

For sale village house

Surface : 107 m²

Surface of the living : 28 m²

Exposition : Sud

View : Mer

Hot water : Electrique

Inner condition : A rénover

External condition : A rafraichir

Features :

cave, sea view , fireplace, calm, deep terrace

1 terrace

1 bathroom

1 shower

1 cellar



Village house 2261 La Gaudie

Village house – La Gaudie – Panoramic sea view Located in the heart of the village of La Gaudie, accessible by car, this authentic village house spans four levels and offers panoramic sea views with a south-facing exposure. With an area of approximately 107 m², it includes a spacious living room with a fireplace, an open kitchen connected to the dining area, two bedrooms (one with a mezzanine), a bathroom with a toilet, and a separate shower. Outside, a pleasant sea-view terrace with a summer kitchen allows you to fully enjoy the scenery and sunshine. A renovation project, this house holds great potential and numerous layout options, ideal for those who appreciate charm and authenticity and wish to create a living space tailored to their tastes.

Legal information

330 000 €

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

Energy class (dpe) : C - Emission of greenhouse gases (ges) : B
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Carte professionnelle n°5653T Préfecture des Alpes Maritimes - RCS B 445 168 404 à Grasse - Document non contractuel