Carine Thoniel
IMMOBILIER

LA CROIX-VALMER

BRIGHT APARTMENT WITH A GARDEN AND POOL– LA CROIX-VALMER

480 000 €

Ref. HE4083

Voici la traduction en anglais adaptée aux standards du secteur immobilier professionnel :

English Real Estate Listing
Located in La Croix-Valmer, within a secure, high-end residence featuring a swimming pool, a peaceful environment, and immediate proximity to local shops, discover this superb 71 sq.m (apartment in pristine condition).

This corner unit benefits from a dual South-East and South-West exposure, flooding the interior with natural light throughout the day. It features a spacious living area comprising a lounge/dining room and an open-plan fully fitted kitchen, creating a warm and welcoming atmosphere.

The night area includes two comfortable bedrooms with built-in wardrobes, complemented by a shower room and a separate toilet.

The highlight of this property lies in its outdoor spaces: you will enjoy a large terrace leading onto a charming private garden, ideal for outdoor relaxation.

Features and Amenities:

Ducted reverse-cycle air conditioning and heating (Heat Pump).

PVC window frames with soundproof double glazing.

Single-story layout situated on the ground floor.

Private parking spaces for residents' use.

In immaculate condition throughout, with no renovation work required.

An additional closed garage box in the basement of the building is available for purchase separately.

A rare property combining modern comfort, tranquility, and close proximity to amenities. Exclusively available for sale with Carine Thoniel Immobilier.

Key Features

- City : La Croix-Valmer
- Living area : 71 m²
- Exposition : Southwest
- Floor : Garden level / 2
- Levels : 1
- Rooms : 3
- Built in 2011
- Property tax : 1 216 €
- Price: 480 000 €

Energy consumption
Energy rating 99.2 kWhEP / m².an (B) - Climate class 3.6 kg CO2 / m².an (A)
Estimated annual energy costs for standard use, based on 2026 energy prices: 740 € ~ 1020 €
Information on the risks to which this property is exposed is available on the Géorisques website: https://www.georisques.gouv.fr/

Fees charged to the seller - Number of lots in the co-ownership: 113 - Average amount of the current expense share: 600 € / quarterly
You can consult our fee schedule on our website or by clicking on the link opposite

Benefits

- Air-conditioning
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- Internet
- Disabled access
- Fire alarm system
- Optical fiber
- Digicode
- Intercom
-
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- Heating : Air-conditioning, Heat pump
- Sanitation : Main drainage

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Golfe de Saint-Tropez

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