



IMMOBILIÈRE DE LA CITÉ

PRESTIGE REAL ESTATE

Tél. +33 (0)4 94 56 03 17 - immocite@wanadoo.fr

725 000 €

Buying appartement de prestige

4 rooms

Surface : 66 m²

Year of construction : 1980

Exposition : Est ouest

View : Panoramique

Hot water : Individuelle électrique

Inner condition : Excellent

Standing : Prestige

Building condition : Bon

Features :

Terrasse sur toit de 69 m, Jacuzzi 4 personnes, Barbecue, Fenêtres double vitrage, Volets aluminium, Voiles d'ombrage, Climatisation réversible, Cuisine équipée ouverte, Vue dominante panoramique, Parking privé

3 bedrooms

2 terraces

1 shower

1 WC

1 parking

Legal information

725 000 €

Fees paid by the owner, well condominium, annual current expenses 4 122 € (344 € monthly), no current procedure, information on the risks to which this property is exposed is available on georisques.gouv.fr.



Appartement de prestige 2672 Port Grimaud

PORT GRIMAUD South Rare 67 m² duplex in a dominant position with a panoramic terrace of nearly 69 m² benefiting from maximum sunshine. Completely renovated and optimized in a modern and refined style, this atypical property offers on the 1st level, an entrance opening onto the open equipped kitchen, the living room, a bedroom with private loggia, another bedroom, shower room and separate toilet. Upstairs, the dining area with large sliding windows provides access to the solarium terrace of approximately 69 m², sheltered from view, with jacuzzi, barbecue and shade sails. Private parking nearby. Double glazing PVC and aluminum, Reversible air conditioning, Insulation of the master bedroom, Lighting of the upper dining area redone, Shade sails. Note the exceptional view of the entire lakeside town and the wonderful sunset on the solarium terrace.

Energy class (dpe) : C - Emission of greenhouse gases (ges) : A
Estimated annual energy between 700 and 990 € (reference year 2025)
Document non contractuel - 02/08/2025



Immobilier de la cité - 1, place des artisans - 83310 PORT GRIMAUD

Adresse Postale : 1 Cours des artisans - BP 10 110 - 83 314 Grimaud cedex

Tél. : +33 (0)4 94 56 03 17 - immocite@wanadoo.fr - www.immobilier-portgrimaud.com

Carte professionnelle CCI du Var n° CPI 83042016000005565 - RCS Fréjus 310 290 663

Code NAF 6831Z - RC Pro MMA - Document non contractuel