



## Price on application

**Buying house**

**6 rooms**

**Surface : 155 m<sup>2</sup>**

**Surface of the living space : 67 m<sup>2</sup>**

**Surface of the land : 915 m<sup>2</sup>**

**Year of construction : 1978**

**Exposure : Sud**

**View : Jardin**

**Hot water : Electrique**

**Indoor condition : good**

**Outdoor condition : good**

**Cover : Toit terrasse**

### Benefits :

pool, fireplace, Automatic shutters, air conditioning, Bedroom on ground floor, double glazing

5 bedroom

2 terraces

1 bathroom

1 shower

2 WC

1 garage

**Energy class (old measure) : D**

**Climate class : C**

Document non contractuel

30/07/2025 - Prix T.T.C



## House 10126 Draguignan

DRAGUIGNAN In a QUIET and RESIDENTIAL area close to all amenities - On a beautiful flat and enclosed plot of 915 m<sup>2</sup> - CALIFORNIAN architect-designed villa from 1978, fully renovated, 155 m<sup>2</sup>, on two levels: - Ground floor: Entrance hall - LIVING ROOM/DINING ROOM/FITTED KITCHEN of 67 m<sup>2</sup> opening onto a TERRACE of 100 m<sup>2</sup> - 3 Bedrooms (13 - 12 and 11 m<sup>2</sup> with cupboards) - A master suite with dressing room and shower room/wc - Bathroom - Separate wc. - Floor: A 15 m<sup>2</sup> bedroom with balcony and terrace. GARAGE - Numerous services: reversible air conditioning, water softener, flat roof with terrace... - Ideal SOUTH-FACING exposure - Beautiful 8 x 3.5 m POOL - VERY GOOD GENERAL CONDITION

Fees and charges :



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Code NAF 6831Z - Garantie financière : LCL - 30 000 € - Document non contractuel