



# BERTRAND FOUCHER IMMOBILIER

Cavalaire - La Croix-Valmer - Le Rayol-Canadel

1 995 000 €

Buying maison contemporaine

Surface : 550 m<sup>2</sup>

Surface of the living : 100 m<sup>2</sup>

Surface of the land : 8388 m<sup>2</sup>

Year of construction : 1986

View : Mer

Amenities :

pool, Pool house, Bedroom on ground floor, double glazing, Laundry room, calm

5 bedroom

5 show ers



## Maison contemporaine 12 Rayol-Canadel-sur-Mer

BERTRAND FOUCHER IMMOBILIER - Agence du Rayol offers you in PRAMOUSQUIER commune of LAVANDOU, 10 minutes from the beaches in the middle of nature, quiet and enjoying optimal sunshine. On a large plot of 8,388 m<sup>2</sup> with a beautiful SEA and nature view, a modern villa of 325 m<sup>2</sup> and 550 m<sup>2</sup> with annexes. Beautifully arranged, you can enjoy a large living space of approximately 100m<sup>2</sup> including an equipped kitchen, a living room and a lounge. In addition a laundry room and an office Then, you will have three large master suites with private bathroom An outdoor salt-heated swimming pool (6x4m) with shower room In addition to the main villa, an outbuilding with two additional bedrooms and their bathrooms. Outside, a swimming pool (9x4.5m) with wooden terrace, a workshop, a bungalow and a parking space complete this RARE and ORIGINAL property

### Legal information

1 995 000 €

Fees paid by the owner, no current procedure, information on the risks to which this property is exposed is available on [georisques.gouv.fr](http://georisques.gouv.fr)

Energy class (dpe) : C - Emission of greenhouse gases (ges) : A  
Estimated annual energy between 2960 and 4050 € (reference year 2024)  
Document non contractuel - 18/10/2024



## Bertrand Foucher Immobilier - [www.agencedecavalaire.com](http://www.agencedecavalaire.com)

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Document non contractuel - Barème de prix disponible sur notre site internet