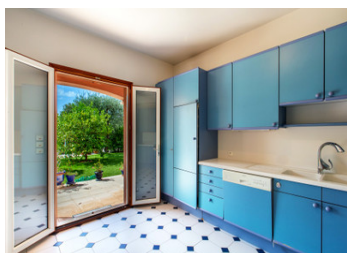


Villefranche sur Mer. Beautiful villa, 5 bedrooms, pool, garden



INFORMATION

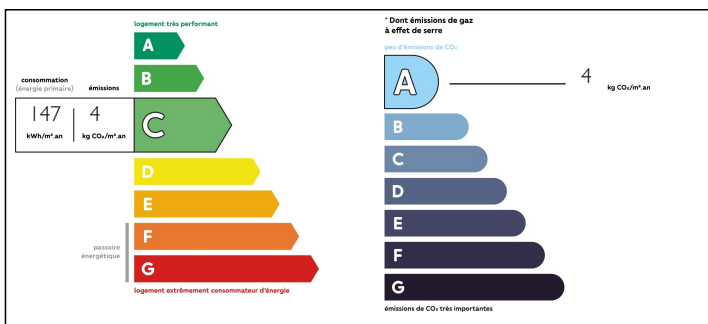
Town:	Villefranche-sur-Mer
Department:	Alpes-Maritimes
Bed:	5
Bath:	4
Floor:	189 m2
Plot Size:	1500 m2



IN BRIEF

Villefranche sur Mer - Vinaigrier. In a secure domain, beautiful new provencal house offering 189 sqm of living space. Build in 1991 on 2 levels on beautifully landscaped land with a large swimming pool, pool house and summer kitchen. The garden floor has the entrance, large living room with fireplace, 4 bedrooms, 3 bathrooms, 2 toilets, kitchen, laundry room. all bedrooms open unto the garden. On the 1st floor 1 bedroom opening unto a terrace, office room with large terrace (or extra bedroom), shower room, toilet. Large garage on ground level with access to underground with can be used as storage, fitness room,... In need of modernisation to make it the perfect family home. Annual fees of 1200€.

ENERGY - DPE



NB. Quoted prices relate to euro transactions. Fluctuations in exchange rates are not the responsibility of the agency or those representing it. The agency and its representatives are not authorised to make or give guarantees relating to the property. These particulars do not form part of any contract but are to be taken as a general representation of the property. Any areas, measurements or distances are approximate. Text, photographs and plans, where applicable, are for guidance only. Leggett and its representatives have not tested services, equipment or facilities and cannot guarantee the same.

Particulars for off-plan purchases are intended as a guide only. Final finishes to the property may vary. Purchasers are advised to engage a solicitor to check the plans and specifications as laid out in their purchase contract with the developer.



DESCRIPTION

Villefranche sur Mer - Vinaigrier. In a secure domain, beautiful new provencal house offering 189 sqm of living space. Build in 1991 on 2 levels on beautifully landscaped land with a large swimming pool, pool house and summer kitchen. The garden floor has the entrance, large living room with fireplace, 4 bedrooms, 3 bathrooms, 2 toilets, kitchen, laundry room. all bedrooms open unto the garden. On the 1st floor 1 bedroom opening unto a terrace, office room with large terrace (or extra bedroom), shower room, toilet. Large garage on ground level with access to underground with can be used as storage, fitness room,... In need of modernisation to make it the perfect family home.

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Information about risks to which this property is exposed is available on the Géorisques website : <https://www.georisques.gouv.fr>

LOCAL TAXES

Taxe foncière: 4500 EUR

NOTES