

# AGENCE COULANGE

DEPUIS 1974

630 000 €

Buying villa

4 rooms

Surface : 87 m<sup>2</sup>

Surface of the land : 183 m<sup>2</sup>

Exposition : Sud est

View : Jardin

Inner condition : New

Amenities :

Double Glazing, Calm

3 bedroom

1 bathroom

1 shower

1 WC

## Legal information

630 000 € fees included

5,00% VAT of fees paid by the buyer (600 000 € without fees), well condominium (2 lots in the condominium), no current procedure, information on the risks to which this property is exposed is available on [georisques.gouv.fr](http://georisques.gouv.fr)



## Villa 2096 Bandol

New Real Estate Program in Bandol: Discover your future at home! Seize the opportunity to own a house in Bandol, a pearl of the Côte d'Azur, where the charm of Provence meets the splendor of the Mediterranean. Enjoy peaceful living in an idyllic setting whilst being close to essential amenities, golden beaches and renowned vineyards. This new off-plan house offers a living area of 78.90 m<sup>2</sup>, spread over two levels, guaranteeing comfort and privacy for its residents. It consists of a living room, kitchen, three bedrooms, a shower room and a bathroom. A private garage is included, providing security and convenience for your vehicle, with easy access to your home. The villa benefits from a privileged location, combining tranquility and proximity to beaches, shops, schools, ensuring a practical and pleasant daily life... Investing in New: Buying off-plan allows you to benefit from reduced notary fees, extended manufacturer warranties, as well as...

Document non contractuel - 17/05/2024



TRANSACTION - LOCATION - GESTION

[WWW.AGENCECOULANGE.COM](http://WWW.AGENCECOULANGE.COM)

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SAS L'IMMOBILIER A LA CIOTAT : Au capital de 105.250,80 € Siret 417 660 180 23 R.C.S. Marseille B 417 660 180