

495 000 €

For sale house

Surface : 115 m²

Surface of the living : 40 m²

Surface of the land : 6464 m²

Year of construction : 1984

Exposition : Sud nord

View : Dégagée

Hot water : Electrique

Inner condition : good

External condition : good

Couverture : tiles

Features :

pool, fireplace, Bedroom on ground floor,

double glazing, Atelier, calm, Veranda,

Laundry room

4 bedroom

2 terraces

1 bathroom

1 shower

3 WC

2 garage

4 parkings

1 cellar

Legal information

495 000 €

Fees paid by the owner, no current procedure, information on the risks to which this property is exposed is available on georisques.gouv.fr.



House 9249CB Callas

Traditional house with full south exposure, built in 1984, around 115 m², complemented by a basement. A delight for nature lovers. Large heated pool measuring 11x4.5 m, several open and covered terraces. Includes an entrance with closets and WC, living room with insert fireplace, access to a large terrace of about 50 m² with barbecue, separate kitchen with pantry, 3 bedrooms, bathroom, WC, and shower room. The basement offers various possibilities for development and features 2 large garages, a workshop, a bedroom with WC, and access to a large covered terrace, very pleasant in summer. Automatic irrigation. Unfenced land. Septic tank compliant with regulations. Must be seen quickly. Property offered by Charlotte BAEKKEL – El commercial agent No. 45025823100015, Draguignan RSAC No. 4502582311. Information on the risks this property may be exposed to is available on the Georisque.gouv.fr website.

Document non contractuel - 17/12/2025



Société d'exploitation de l'Agence Ferran – 24 avenue de la Gare 83720 TRANS en PROVENCE

RCS DRAGUIGNAN B 321 131 609 APE 6832A - FNAIM N° 5252 Montant du Capital social : 239584,30 €

Carte professionnelle portant les mentions : « Transactions sur immeubles et fonds de commerces, Gestion immobilière, Syndic de copropriété » numéro CPI 8302 2015 000 002 156 délivrée par la CCI du Var.

Numéro ORIAS : 24002286. Caisse de garantie : GALLIAN, 89 rue de la Boétie 75008 Paris, Client n° 110105 E Contrat n° GF0000001059.

RCP : COVEA RISKS N° 120137405 Numéro d'identification à la TVA : FR54321131609

Acceptant le règlement des sommes dues par chèques libellés à son nom en sa qualité de membre d'un centre de gestion agréé par l'administration fiscale