

# AGENCE DU COIN

Transaction - Expertise - Location - Tél : 04 94 82 94 16

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€ 860 000

**Buying contemporary house**

**8 rooms**

**Surface : 243 m<sup>2</sup>**

**Surface of the living : 70 m<sup>2</sup>**

**Surface of the land : 1512 m<sup>2</sup>**

**Year of construction : 2018**

**Exposition : Sud est**

**View : Dégagée**

**Hot water : Thermodynamique**

**Inner condition : new**

**External condition : new**

**Couverture : tiles**

**Amenities :**

pool, Baie à galandage, fireplace,  
Bedroom on ground floor, double  
glazing, Laundry room, Automatic  
gate, calm

5 bedroom

5 terraces

1 bathroom

3 showers

2 WC

1 garage

10 parkings

1 cellar

**Energy class (dpe) : C**

**Emission of greenhouse gases**

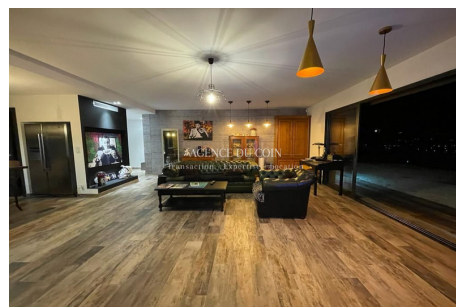
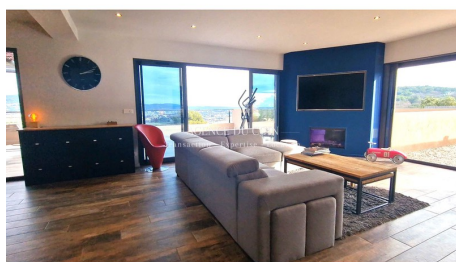
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13/05/2024 - Prix T.T.C



## Contemporary house Draguignan

Up for grabs, superb contemporary house of 243 m<sup>2</sup>, nestled in the heart of Draguignan on the heights, in the popular Downtown district. Built in 2018, this 2 level 2 Apartment house is a true gem. South-East facing, open view, it has a fitted kitchen, 5 spacious bedrooms, 1 bathroom, 3 shower rooms and 2 toilets. 5 terraces to enjoy the sunny days. Thermodynamic hot water and heating by reversible air conditioning for optimal comfort. On a plot of 1512 m<sup>2</sup>, you will find an aluminum pergola as a car port, 10 parking spaces, a cellar and a pleasure pool and quotes for the creation of a pretty swimming pool. Calm is ensured by double glazing, an automatic gate and the individual configuration of the house. New condition for high-end services. Assured crush ! Buying a house in Draguignan has many advantages. The city, located in the Var department, benefits from a privileged geographical location, between the Mediterranean Sea and the Gorges du Verdon. Nature lovers will appreciate its hilly and green landscape. The Draguignan real estate market is stable and attractive. Many houses of character, old or modern, are available at affordable prices. In addition, the city has a good quality of life with its numerous local shops, its schools, its hospital, without forgetting a real cultural dynamism. Finally, Draguignan is well served by transport, which makes access easier. Ref. : 718V1918M - Mandat n°1176



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