

Jocelyne LHERMITTE

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www.port-grimaud-immobilier.fr

Azur Beach & Co sarl au capital de 160000€  
RCS St Tropez 497 652 032



**aBc immobilier**

20, Place François SPOERRY

24, place des Artisans

83310 - PORT GRIMAUD

Tel: 04 94 56 18 30

## PORT GRIMAUD

Ref.: 727v

**Price: 3 700 000€.**

Prix net,

honoraires d'agence compris à la charge du vendeur  
et hors frais notariés

**Double HOUSE** luxuriously renovated, situated in a quiet and exclusive area of the lagoon city.

It provides :

2 Parkings.

Air conditioning

Underfloor heating on ground and 1st floors.

Alarm

House in excellent condition.

ASL charges : 8800 €

mooring charges : 2562 €

- Document non contractuel -

On the ground floor :

- an entrance hall with guest toilet and laundry.
- a double living room with fire place opening onto a large terrace along the canal with the use of a mooring of **15x8,56m**
- an open kitchen

On the 1st floor :

- a large bedroom on the canal side, bathroom, wc and dressing room
- a 2nd bedroom on the street side
- a laundry

On the 2nd floor:

- 2 bedrooms with balcony, canal side,
- bathroom, toilet and dressing
- 2 bedrooms on street side
- a shower room / wc.



• Consommations énergétiques: EC • Emissions de gaz à effet de serre: EC