



SAINT AYGULF 83370 FRANCE

**€3,500,000**

*150 Years*

JOHN D WOOD & CO.

London, Country & International Property

## SAINT AYGULF 83370 FRANCE

Located on the unspoiled coastline of Saint-Aygulf, this 1990s waterfront property offers a peaceful setting just moments from all amenities. Set on a 1,975 m<sup>2</sup> plot, the single-storey property offers around 240 m<sup>2</sup> of living space to refresh. It features three spacious bedrooms, a bathroom, a bright living and dining area, an independent kitchen, and a large study with stunning sea views. A closed garage completes the main villa. By the waterfront, a two-level guest house includes a 2 bedroom apartment of 67.5 m<sup>2</sup> with a terrace overlooking the beach, a double garage, and a boat garage.

**213 m,  
1975 m Plot size,  
Swimming pool**

**€3,500,000**



The landscaped garden, enhanced by a swimming pool, provides beautiful relaxation areas facing the Mediterranean. A rare property combining comfort, independence, and serenity by the sea. Agency fees payable by vendor - Julien GUILLÉ - Agent commercial - EI - RSAC Fréjus 478119407



