



LES ISSAMBRES 83380 FRANCE

€1,935,000

150 Years
JOHN D WOOD & CO.

London, Country & International Property

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Situated in a prime location in Les Issambres, this magnificent villa, which was fully renovated and extended in 2024, captivates with its high-quality fittings and its breathtaking sea views. Built over two floors, the property offers generous spaces and exceptional natural light. On the main level, you will find an entrance hall with a cupboard leading to a spacious living area comprising an open-plan kitchen opening onto the living room and lounge, bathed in light and extended by a pleasant covered terrace of approximately 15 m², ideal for enjoying the outdoors in all seasons. A large terrace of approximately 50 m² completes this welcoming living space.

**176 m,
1145 m Plot size,
Swimming pool**

€1,935,000



This level also features a guest toilet with a washbasin, as well as two en-suite bedrooms, each with its own shower room and toilet. The master bedroom also benefits from a spacious walk-in wardrobe. On the lower level, a large hallway leads to two further en-suite bedrooms, as well as a room that could serve as a child's bedroom, study or gym. Another separate room offers further possibilities for conversion (gym, leisure area, etc.). A large pantry of approximately 20 m² completes this level. Outside, everything has been designed with comfort and relaxation in mind: a saltwater infinity pool (8 x 3 m) with a heat pump, a pétanque court, and several parking spaces with a turning area. The villa also features a large tiled garage of approximately 40 m² with an electric door and a charging point for electric vehicles. Additional features: ducted air conditioning, underfloor heating upstairs, central locking, automatic outdoor lighting, solar-powered security cameras, crawl space throughout the house, large utility room. A rare property, combining modernity, comfort and exceptional views, ideal as a primary residence or a holiday home. For further information: Valérie MASSON /+33 (0)6 46 44 54 11 valerie.masson@coldwellbanker.fr



