



CAVALAIRE-SUR-MER 83240 FRANCE

€420,000

150 Years
JOHN D WOOD & CO.

London, Country & International Property

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Set within a small block of flats comprising just three units, created by the conversion of an elegant townhouse, discover a rare property offering the advantages of a house whilst enjoying the status of a flat. Ideally situated, it allows you to reach the town centre on foot whilst enjoying a peaceful setting. With a floor area of approximately 130 m², this characterful flat, in need of complete refurbishment, captivates with its generous proportions, its high ceilings – worthy of a Parisian bourgeois flat – and its tremendous potential for enhancement. It offers an elegant and light-filled atmosphere, ideal for creating a home that combines old-world charm with contemporary comfort.

**133 m,
200 m Plot size**

€420,000



On the ground floor, the property comprises a light-filled living room, a separate kitchen, a shower room and a separate toilet. Upstairs, the sleeping area features four bedrooms, a bathroom and a separate toilet. Outside, you'll enjoy a magnificent private garden of around 200 m², a true extension of the living spaces, ideal for creating a relaxation area, an outdoor kitchen or a landscaped garden. Several private parking spaces complete the property, offering a level of convenience rarely found in the town centre and genuine independence. The building's façade has recently been refurbished, a real asset that enhances the value of the block and minimises the need for future works on the communal areas. With its spacious rooms, distinctive character, private outdoor areas and significant potential for refurbishment, this property presents an ideal opportunity to create a characterful main residence, an elegant second home or to make a high-quality investment for the long term. A rare find, offering a genuine 'home-from-home' feel and the charm of a bourgeois apartment, just a stone's throw from the town centre and all amenities.



