



990 000 €

For sale maison de caractère

8 rooms

Surface : 182 m<sup>2</sup>

Surface of the living : 40 m<sup>2</sup>

Surface of the land : 385 m<sup>2</sup>

Year of construction : 1890

Exposition : Sud ouest

View : Aperçu mer

Hot water : Gaz

Inner condition : to renovate

External condition : A rafraichir

Couverture : tiles

Features :

fireplace, Proche du littoral, calm

6 bedroom

1 terrace

2 showers

3 WC

1 garage

2 parkings

Legal information

990 000 €

Fees paid by the owner, no current procedure, information on the risks to which this property is exposed is available on [georisques.gouv.fr](http://georisques.gouv.fr)



## Maison de caractère 2475 Saint-Raphaël

SAINT RAPHAEL - BOURGEOIS HOUSE - BEACH 5min WALKING DISTANCE

Charming and discreet bourgeois house located in the town center, close to the beaches and the small marina of Santa Lucia, in Saint-Raphaël. Built at the turn of the 20th century, the house has belonged to the same family for several generations. Facing southwest, it benefits from optimal sunshine. Renovation work will allow future owners to take full advantage of the beautiful volumes. Currently, the house consists of six bedrooms on the first and second floors. On ground floor it has an entrance hall, living room, dining room and the kitchen. A garage and two parking spaces. Mediterranean garden, easy to maintain. From the upper floors, you can also see the sea and the small port - the coastline being only 100m away.

Energy class (dpe) : E - Emission of greenhouse gases (ges) : E  
Document non contractuel - 25/04/2025



AGENCE DE LA SOURCE - 24 boulevard Alexandre III - 06400 CANNES

Tél. +33 (0)4 93 43 15 51 - info@agencedelasource.com - SARL au capital de 8 000 € immatriculée 423 250 661 RCS CANNES

CPI 0605 2016 000 004 179 - CCI Nice Côte d'Azur 21 bd Carabacel 06 000 NICE - Validité 16-02-2025

Garantie par GALIAN 89 rue de la Boétie 75 008 PARIS