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## Quality Villa With Pool - Callian

Callian , Var , Provence-Alpes-Cote-d'Azur



# €1,270,000

inc. of agency fees

4 Beds      255 sqm      0.32 ha

In a quiet and residential area, discovers this superb quality villa of approx. 255 m<sup>2</sup> offering quality amenities. Built on two levels, the villa benefits of on the garden level: an entrance, a bright...

### At a Glance

**Reference** MFH-  
PROHWCL83838868

**Bed** 4

**Land** 0.32 ha

**Near to** Callian

**Pool** Yes

**Price** €1,270,000

**Hab.Space** 255 sqm

**Land Tax** N/A

### Property Description

In a quiet and residential area, discovers this superb quality villa of approx. 255 m<sup>2</sup> offering quality amenities.

Built on two levels, the villa benefits of on the garden level: an entrance, a bright and spacious living/dining room with bay windows opening onto the terrace, a vast fitted kitchen with dining area, a master suite with

bathroom and shower as well as a dressing room, a second bedroom, a shower room and a laundry room. Upstairs, you can find two bedrooms, a bathroom with shower and toilet.

A double garage of 45 m<sup>2</sup> completes this property.

A flat land of approx. 3300 m<sup>2</sup> offers a sunny swimming pool (11x5m) with terrace, as well as a covered terrace where you can enjoy your meals.

Quality villa with high quality amenities!

No work required.

## Summary

Property type:	House
Bedrooms:	4
Price	€1,270,000

## Key Information

Year Built:	2014
Internal Area:	255 sqm
Land Area:	0.32 ha
Property Features:	
• Swimming pool	
Swimming Pool?	Yes

## Location: Provence-Alpes-Cote-d'Azur



# Gallery













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