



IMMO FRANCE SUD

€ 3 450 000

Buying bastide

13 rooms

Surface : 330 m²

Surface of the land : 50000 m²

Year of construction : Before
1947, rénovée

Exposition : Sud

View : Panoramique

Hot water : Electrique

Inner condition : excellent

External condition : good

Couverture : tiles

Amenities :

pool, pool house, fireplace, double
glazing, Automatic Watering, Laundry
room, Automatic gate, calm

10 bedroom

4 terraces

9 bathrooms

3 garages

2 parkings

2 cellars

Legal information

3 450 000 €

Fees paid by the owner, no current
procedure, information on the risks to which
this property is exposed is available on
georisques.gouv.fr

27/07/2024 - Prix T.T.C



Bastide La Garde-Freinet

Superb restored, an 18th century natural stone house near the village of La Garde-Freinet with its restaurants, shops and art galleries. La Garde-Freinet is located in the Gulf of Saint-Tropez community. The magnificent view and the authenticity of this property will seduce you. Built on 2.2 HA of land, south facing, the house has a well-maintained garden with automatic watering supplied by a well and several terraces for lounging and dining. The tennis court is located on an additional 2.5 HA of land on the other side of the main house. At the lower terrace level, you will find the 5 x 12 m heated swimming pool with sunny terraces around it, beautiful trees giving you shade and a pool house with kitchen, a shower and a toilet. It could also be used as a gym. The steps lead you to the pool, or you can use a golf cart via the terrain. All three levels of the house have been renovated. The living room has a beautiful fireplace which gives the room a warm atmosphere. The automatic gate, driveway and entrance were done in 2010. There is a second separate entrance for vendors or staff. In addition to the various outdoor terraces, there is a Tropicane terrace with breathtaking views of the surrounding hills. The spacious laundry room and technical room for the house are at the garden level. Above the three garages there is a caretaker/guest flat with a private entrance comprising a seating area, a bedroom and a spacious shower room plus two air conditioning units. Of course, it could also be used as an art studio or music room. Additionally, there are three wells and a spring on the property, which is truly exceptional. They supply water for the pool, the garden and filtered water for the house. Agency fees are the responsibility of the seller. Ref. : 947V14M - Mandat n°2022-27-4467