

## Price on request

**Buying villa**

**6 rooms**

**Surface : 193 m²**

**Surface of the living : 65 m²**

**Surface of the land : 4000 m²**

**Year of construction : 2001**

**Exposition : Sud**

**View : Dégagée**

**Hot water : Electrique**

**Inner condition : good**

**External condition : good**

**Couverture : tiles**

### Features :

Piscine 10mX5m, pool house, fireplace,  
 Bedroom on ground floor, double glazing,  
 Automatic gate, calm

5 bedroom

1 terrace

2 bathrooms

3 showers

3 WC

2 parkings

1 cellar

**Energy class (dpe) : C**

**Emission of greenhouse gases (ges) : A**

Document non contractuel

07/10/2025 - Prix T.T.C



## Villa Délégation Cagnes-sur-Mer

CAGNES SUR MER, located on the heights of Val Fleuri in a quiet and highly residential neighborhood, beautiful 6-room villa of 193m², living/dining room of 65m² plus a semi-open equipped kitchen, 2 ground-floor bedrooms with a shower room on the main level, upstairs 2 other bedrooms and 2 bathrooms. Landscaped 4000m² plot with a heated 10m x 5m swimming pool, shelter for 2 cars + plenty of parking spaces, several outbuildings including an independent studio fitted with a shower room and air conditioning.

Fees and charges :

