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Provençal Stone Villa with Sea View in Sainte-Maxime



Sainte-Maxime - 3 650 000 €

Ref. 86185198

Provençal-style stone villa in Sainte-Maxime, located in the prestigious Domaine de la Nartelle, offering breathtaking panoramic views of the sea, surrounding hills, and the Gulf of Saint-Tropez. This unique property boasts around 500 m² of living space on a landscaped plot of 3,205 m², complete with double swimming pool, pool house, jacuzzi, and sauna.

Perfect as a primary residence, holiday home, or investment, the villa features spacious, light-filled interiors, 7 bedrooms, 6 bathrooms, a games room, and a wine cellar.

The villa is spread over three levels:

Ground floor: reception hall with large picture windows opening onto the terrace, a spacious kitchen connected to a cozy living room with fireplace and beamed ceiling, a bright dining area with sea views, and a luxurious master suite with walk-in closet and a large bathroom. Upper floor: a mezzanine with wooden beams, ideal as an office or additional living space.

Lower level: laundry room with second kitchen, wine cellar, technical room, games/billiards room, and four bedrooms, each with en-suite shower room and direct access to the garden or a covered terrace.



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The exterior spaces add to the charm with a Mediterranean-style garden, several sunny terraces, a pool house with a fully equipped summer kitchen, and complete privacy with no overlooking neighbors.

Set in a quiet and sought-after residential area, just minutes from beaches, shops, and schools, this sea-view villa in Sainte-Maxime is a rare opportunity on the real estate market of the Gulf of Saint-Tropez.

The property can also be adapted for double occupancy (two families) or to create several apartments. Some renovation work is required.
A must visit.

Surface habitable : 439 m²

Chambres : 6

Surface terrain : 3205.00 m²

Exposition : South

Parking : 1

Pièces : 8

✓Piscine

✓Vue mer

✓Terrasse

Taxe foncière : 6 808 €

Les honoraires sont inclus à la charge du vendeur



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