



LES CLÉS DU SOLEIL

630 000 €

For sale maison double

5 rooms

Surface : 200 m²

Surface of the living : 54 m²

Surface of the land : 430 m²

Year of construction : 1986

Exposition : Sud nord

View : Dégagée

Hot water : Gaz

Inner condition : renovated

External condition : good

Features :

calm, double glazing, air conditioning,
Double habitation T3 et T2, Automatic gate,
Pool, Tennis

3 bedroom

3 terraces

3 showers

3 WC

1 garage

3 parkings

Energy class (dpe) : D

Emission of greenhouse gases (ges) : D

Document non contractuel

30/06/2025 - Prix T.T.C



Maison double 13088 Toulon

Are you looking for a double family home to accommodate an elderly parent, child, or friend close to home? Then come and discover this magnificent, tastefully renovated house located in a private estate with a swimming pool and tennis courts. She will delight you with her Californian style. This villa now has two independent apartments easily connected by an interior staircase that is not blocked but cleverly hidden for the time being. The two apartments each offer a living area of approximately 100 m². The secondary apartment located on the lower floor of the building is currently rented at an annual rent of €12,000 excluding charges and will be vacated by January 2026 at the latest. The main residence is composed of a bright and welcoming living space offering a lounge area and a large kitchen/dining room opening onto a vast 25 m² south-facing terrace. On the same level you will find a dressing room/laundry room, shower room and separate WC. Upstairs, 2 beautiful bedrooms opening onto a very large 25 m² terrace, also facing south, a shower room and a WC. Vehicle parking will be within the property and outside on the private part of the estate, a private garage for motorcycles completes this lot. The keys to the sun - La Serinette - 04 94 46 27 27



Les Clés du Soleil - 1009 avenue Francois Nardi - 83000 Toulon

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