

Elegant Provençal Bastide with Panoramic Terraces near Villecroze



INFORMATION

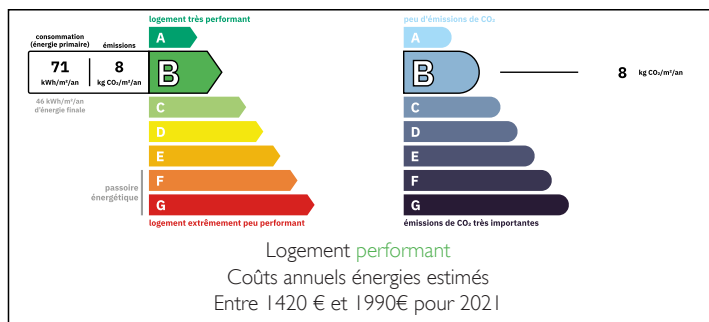
Town:	Villecroze
Department:	Var
Bed:	4
Bath:	4
Floor:	233 m2
Plot Size:	3006 m2

IN BRIEF

Set within beautifully landscaped grounds of approximately 3,006 m² in the heart of Provence, this elegant bastide-style villa offers a rare combination of generous living space, Provençal character and exceptional lifestyle appeal just moments from the charming medieval village of Villecroze, and within easy reach of the Mediterranean sea.

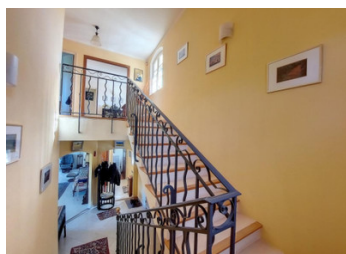
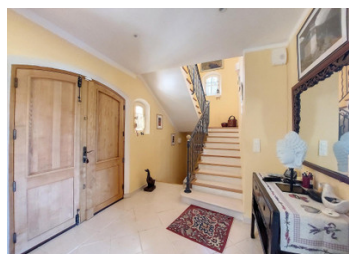


ENERGY - DPE



NB. Quoted prices relate to euro transactions. Fluctuations in exchange rates are not the responsibility of the agency or those representing it. The agency and its representatives are not authorised to make or give guarantees relating to the property. These particulars do not form part of any contract but are to be taken as a general representation of the property. Any areas, measurements or distances are approximate. Text, photographs and plans, where applicable, are for guidance only. Leggett and its representatives have not tested services, equipment or facilities and cannot guarantee the same.

Particulars for off-plan purchases are intended as a guide only. Final finishes to the property may vary. Purchasers are advised to engage a solicitor to check the plans and specifications as laid out in their purchase contract with the developer.



DESCRIPTION

Constructed in 1997 and extending to approximately 233 m², the property has been thoughtfully designed to maximise light, flow and connection to the surrounding countryside. The interiors present beautifully throughout, blending traditional Provençal architecture with warm contemporary comfort. Arched openings, soft neutral tones, solid wood finishes and large French doors create a bright and welcoming atmosphere across the home.

At the centre of the property is an impressive 92 m² reception and living space featuring multiple lounge and dining areas, a fireplace with insert, and direct access onto expansive covered and open terraces overlooking the gardens and surrounding greenery. The spacious fitted kitchen with central island is ideal for family living and entertaining, offering both practicality and charm.

The first floor accommodates three generous bedrooms, office space and two bathrooms, while the lower ground level benefits from a substantial independent guest suite/apartment with private terrace access, presenting excellent flexibility for visiting family, seasonal guests or potential holiday rental income.

Additional features include:

- * Double garage with automated door
- * Wine cellar and extensive storage
- * Laundry room
- * Wooden chalet/outbuilding
- * Multiple terraces for outdoor dining and entertaining
- * Private septic system
- * Air conditioning
- * Landscaped Mediterranean grounds with mature planting and olive trees

The property enjoys a peaceful setting with excellent privacy and no immediate overlooking neighbours,

NOTES