



CADASTRAL PLAN

9 Avenue Théodore Aubanel
83115 Sainte-Maxime

Plot AF 0419

Plot area: 3,495 sq m

UDh zone

Area subject to enhanced landscape protection requirements

In the vicinity of historic monuments



EXISTING LOT AND HOUSE

--- Property boundary

 Existing footprint

Lot surface 3,335 SQ M

Living space 125 SQ M



THE PROJECT

— - — Property boundary

Lot surface 3,335 SQ M

Floor area 685 SQ M - 3 LEVELS + LIFT

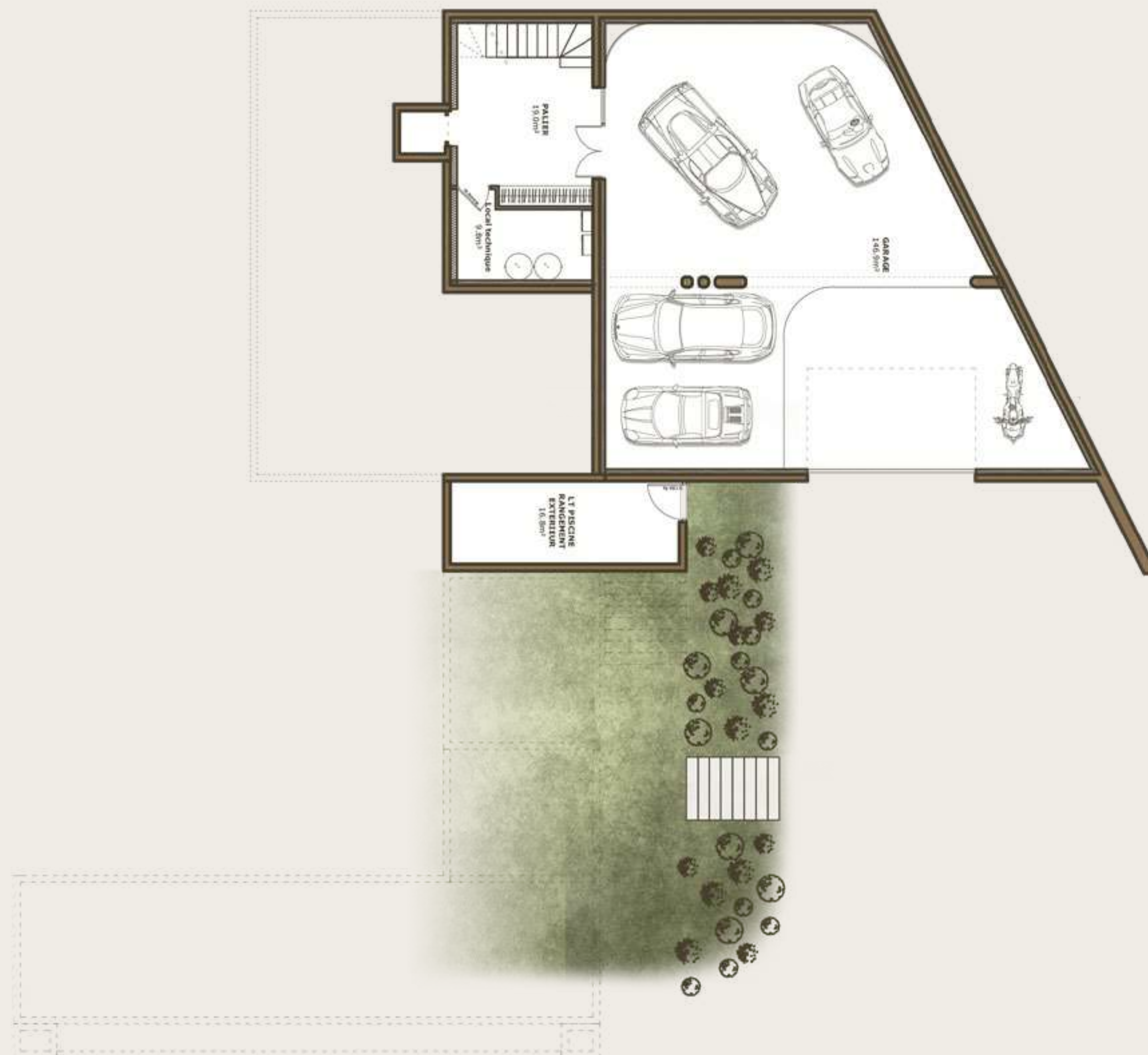
Delivery Q1 2028 - TURNKEY



ENTRANCE FLOOR PLAN

Property boundary

Bedrooms	4 + INDEPENDENT STUDIO
Wellness	PRIVATE GYM - SAUNA
Terrace	112 SQ M



BASEMENT FLOOR PLAN

— - — Property boundary

Surface 150 SQ M

Garage capacity 5 VEHICLES