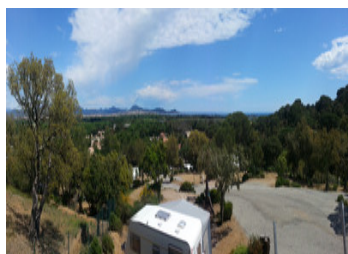
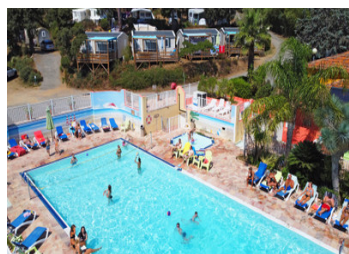


## 4\* Campsite, Saint-Aygulf - Cote d'Azur



## INFORMATION

Town:	Fréjus
Department:	Var
Bed:	0
Bath:	0
Floor:	0 m2
Plot Size:	19989 m2

## IN BRIEF

Set in the heart of the Mediterranean landscape, surrounded by majestic cork oaks and parasol pines, this camping offers a genuine escape into nature. This charming, 4-star campsite spans approximately 5 acres and comprises 80 pitches in total. It is ideally located near the tranquil seaside resort of Saint-Aygulf, offering magnificent views towards the Mediterranean Sea and the Esterel Mountains.

## ENERGY - DPE

DPE not required.

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

### Accommodation and Facilities:

- 45 pitches for caravans and tents
- 21 pitches with rental static caravans
- 5 pitches with rental Coco Sweet tents
- 3 pitches with rental lodge tents
- 4 permanent pitches
- 1 private 4 bedroom villa

Modern, heated sanitary facilities

Heated swimming pool and toddlers' pool

Cozy bar and restaurant serving daily menus and snacks

Comfortable lounge area with TV

Covered open-air fitness area, table tennis, volleyball/badminton court, table football, billiards, and a traditional pétanque (boules) court

### Atmosphere:

It is a peaceful, family-friendly site free from the disturbance of loud discos and intrusive entertainment, ideal for guests seeking tranquility, relaxation, and personal attention. The small scale of the campsite ensures a warm, welcoming atmosphere and an authentic holiday experience.

### Nature and Activities:

Hiking trails directly accessible from the campsite into the scenic Petits Maures hills

Direct access to the protected natural reserve "Les Étangs de Villepey," perfect for walking and wildlife spotting

Proximity to Saint-Aygulf's beautiful sandy beaches (3 km)

## LOCAL TAXES

Taxe habitation: EUR

## NOTES