



## MAGNIFICENT VILLA

For sale

Price on request

|                                     |   |                                 |   |
|-------------------------------------|---|---------------------------------|---|
| <i>Product type</i><br><b>Villa</b> | <i>City</i><br><b>Saint-Jean-Cap-Ferrat</b> | <i>Country</i><br><b>France</b> | <i>Living area</i><br><b>334,25 m<sup>2</sup></b> |
| <i>Bedrooms</i><br><b>+5</b>        | <i>Bathrooms</i><br><b>+5</b>               | <i>Parkings</i><br><b>+5</b>    | <i>Condition</i><br><b>Very good condition</b>    |
| <i>Ref.</i><br><b>VM-09-23</b>      |   |                                 |   |

Behind the village, in a subdivision of 9 independent villas (the only one on Cap Ferrat), villa of contemporary architecture of 334 m<sup>2</sup> with elevator, offering 3 bedrooms en suite in the main house, one bedroom in independent suite, and two independent studios with shower room and kitchen. Many terraces furnished and enjoying a breathtaking view of the whole village of St Jean and the sea. Everything is within walking distance - the beach is in front as well as the Marina, shops and restaurants, the Grand Hotel / Four Seasons is a 10 minute walk away. 6 bedrooms each with its bathroom or shower room, a wine cellar, billiard room, plenty of storage, large living / dining room and equipped kitchen and Air conditioning. All levels served by a glazed elevator. Garage for 6 cars and a heated swimming pool of 3 x 9 meters.







