



## Saint Jean Cap Ferrat - Magnificent Villa - A luxury and refined setting

### Seasonnal rental

### Rent on request

<i>Product type</i> <b>House</b>	<i>Num rooms</i> <b>5 rooms</b>
<i>District</i> <b>Mont Leuze</b>	<i>City</i> <b>Villefranche-sur-Mer</b>
<i>Country</i> <b>France</b>	<i>Living area</i> <b>190 m<sup>2</sup></b>
<i>Bedrooms</i> <b>3</b>	<i>Bathrooms</i> <b>3</b>
<i>Parkings</i> <b>2</b>	<i>Condition</i> <b>Luxurious services</b>
<i>View</i> <b>breathtaking views of the Mediterranean</b>	<i>Exposure</i> <b>SOUTH</b>
<b>Ref.</b> <b>SP-KP-85705125</b>	

Perched on the heights of Cap Ferrat, a stone's throw from the illustrious Villa Ephrussi de Rothschild, this villa embodies Mediterranean elegance in an enchanting setting.

Completely renovated in 2024, this sumptuous architect-designed villa of 190 m<sup>2</sup>, spread over three levels with an independent studio, combines modern comfort with timeless refinement, offering breathtaking views of the sea.

As soon as you enter, you will be seduced by a vast living space bathed in light thanks to its large bay windows overlooking the Mediterranean. The villa offers a warm living room, an elegant dining room and a



fully equipped kitchen. Every detail has been thought out to enhance the harmony between the interior and exterior, creating an atmosphere that is both intimate and prestigious.

Upstairs, the master suite reveals absolute comfort with its spacious dressing room and private bathroom. The other two bedrooms, located on the lower level, also have their own dressing room and en-suite bathroom, thus guaranteeing optimal well-being for each occupant. An elevator serves all the levels, facilitating access to all areas of the house.

Outside, a lush Mediterranean garden surrounds the property, providing a haven of peace where you can fully enjoy the sun of the French Riviera. The heated swimming pool invites you to swim all year round, while the pool house equipped with a bar promises unforgettable moments of conviviality. For guests or staff, an independent studio provides additional space combining comfort and discretion.

The villa also has a closed garage for two vehicles, a high-end security system and Starlink Wi-Fi for absolute comfort. Its convenient location allows quick access to private beaches, Michelin-starred restaurants and the charming surrounding coastal villages.

Included services: personalised welcome with champagne and flowers, Villa Manager and daily cleaning service, change of towels and bed linen as required, daily maintenance of the pool and garden, luxury toiletries, bathrobes and slippers available.

À la carte services for a tailor-made experience: private chef, room service, sommelier, chauffeur, car rental, private transfers, bodyguard, butler, exclusive concierge, beauty treatments, massages, sports coach, starred restaurant reservations and unique experiences on the French Riviera.

An exceptional address where luxury, serenity and the art of living come together for unforgettable stays.











