



SAINT-LAURENT D'ÈZE - VILLA - SWIMMING POOL & GARAGE

For sale

1 950 000 €

<i>Product type</i> Villa	<i>Num rooms</i> 5 rooms
<i>District</i> Èze	<i>City</i> Èze
<i>Country</i> France	<i>Living area</i> 120 m²
<i>Terrace area</i> 10 m²	<i>Bedrooms</i> 4
<i>Bathrooms</i> 2	<i>Parking</i> 1
<i>Condition</i> Good condition	<i>View</i> View of the mountains and the sea
<i>Release date</i> Available	<i>Ref.</i> VF1654

In a private and secure domain near Monaco, this villa benefits from a quiet environment and a beautiful luminosity. It offers beautiful volumes, four bedrooms and a large living room opening onto the terrace and the garden with swimming pool. A large garage and several parking spaces complete the property.

Located within a gated and secure estate in immediate proximity to Monaco, this elegant villa enjoys a particularly peaceful setting and optimal sunlight.

Bathed in natural light, the property offers generous volumes and a harmonious layout. It comprises a master bedroom, a bedroom/dressing room and, upstairs, two bedrooms with a terrace and a bathroom.



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Page
1/6

Ref. : VF1654

Ce document ne fait partie d'aucune offre ou contrat. Toutes mesures, surfaces et distances sont approximatives. Le descriptif et les plans ne sont donnés qu'à titre indicatif et leur exactitude n'est pas garantie. Les photographies ne montrent que certaines parties de la propriété. L'offre est valable sauf en cas de vente, retrait de vente, changement de prix ou d'autres conditions, sans préalable.

The spacious living and dining area opens generously onto the garden and terrace, creating a seamless connection between the indoor and outdoor spaces.

Outside, a pleasant garden with a swimming pool provides an ideal setting for relaxation.

The villa also features a laundry room, a large garage and several parking spaces.

Agency fees are payable by the seller unless otherwise stipulated in the mandate.

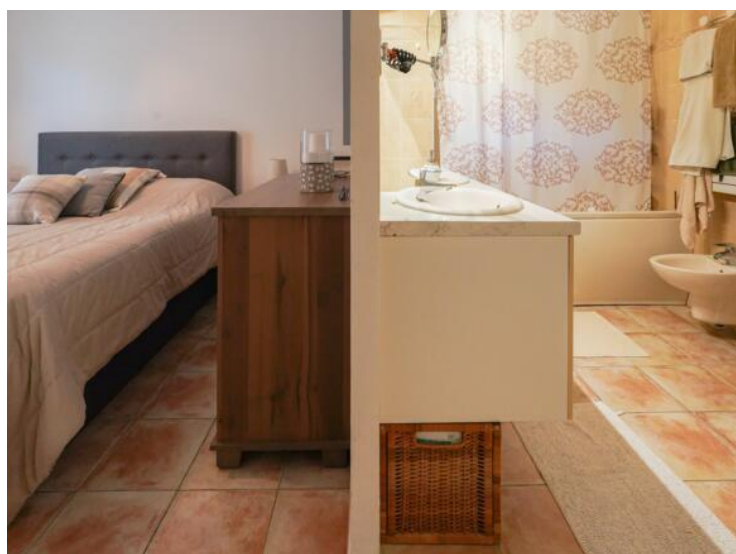
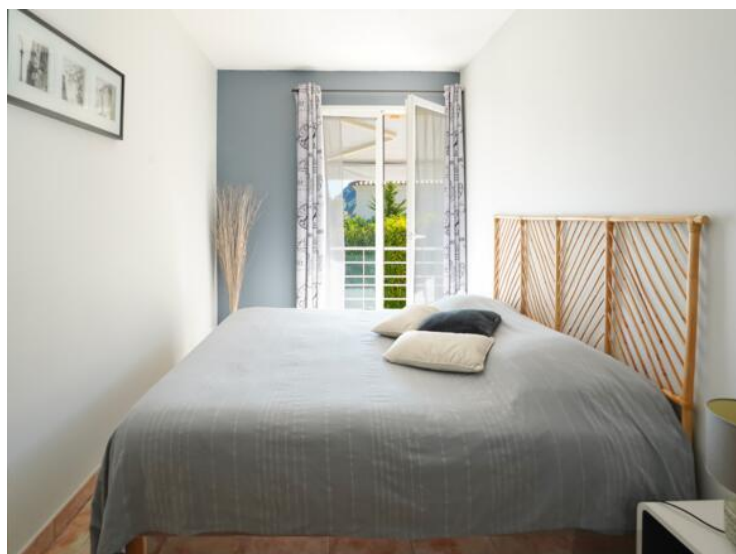
Estimated annual energy costs for standard use: between €1,812 and €2,452. Average energy prices indexed to 2021.

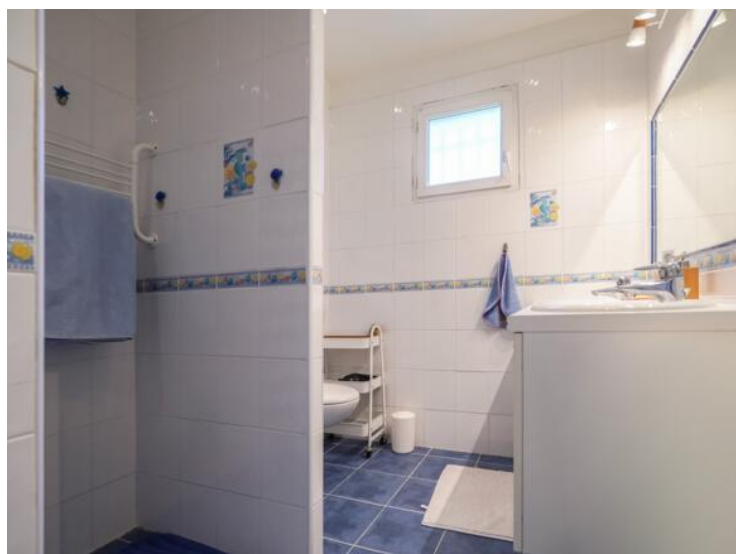
Property subject to co-ownership regulations, comprising 43 lots in total, including 11 residential units.

Information regarding natural risks and pollution is available on the Géorisques website: <https://georisques.gouv.fr/>

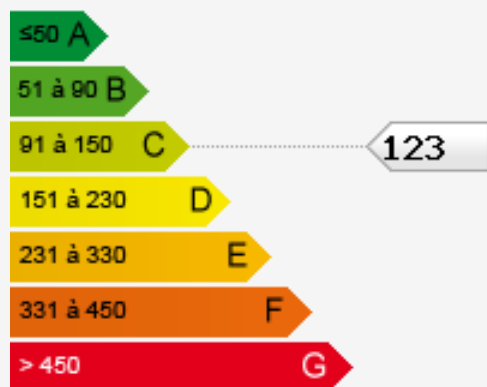








Consommations énergétiques



Émissions de gaz à effet de serre

