

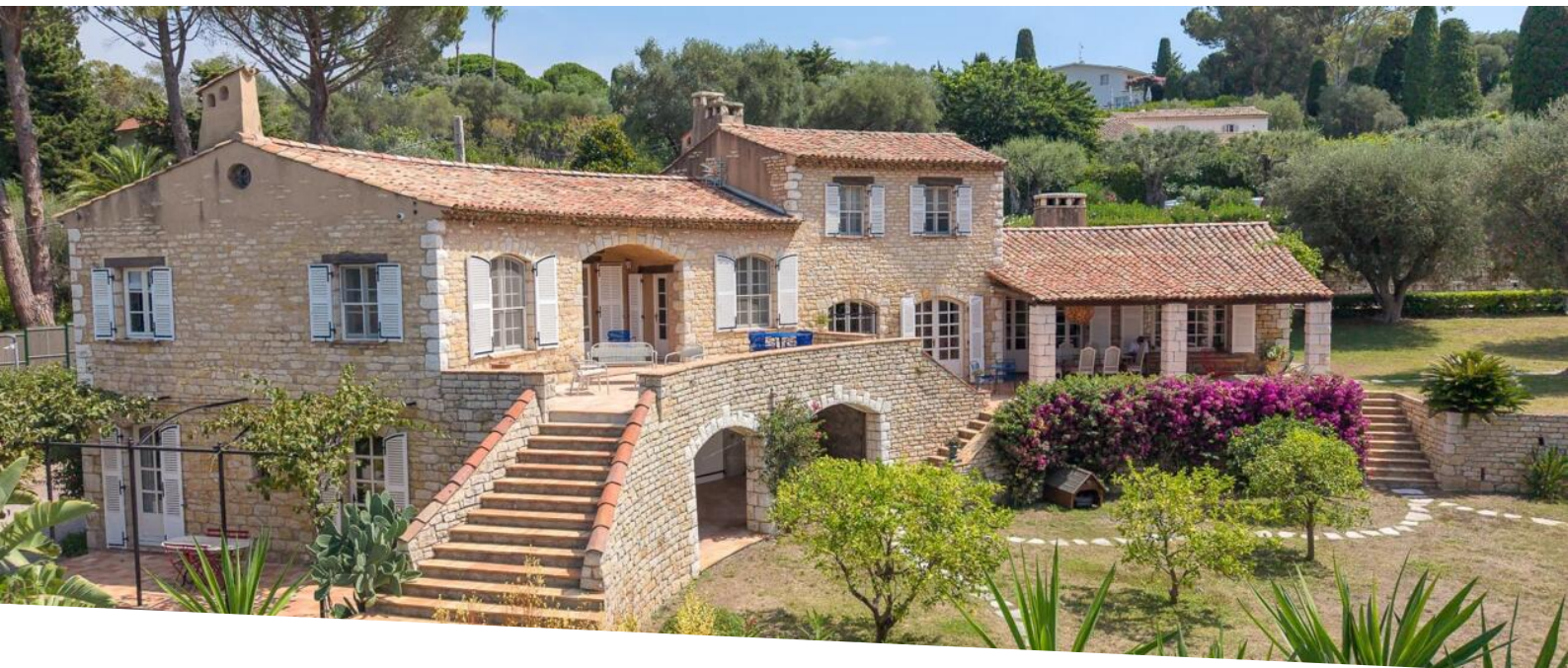


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Exclusive – Exceptional Mas with Panoramic Sea Views in Cap d'An

For sale

Sole agent

13 800 000 €

Product type House	Num rooms +5 rooms	City Antibes	Country France
Living area 240 m²	Land area 3 090 m²	Bedrooms 6	Bathrooms 6
Cellars 2	Box 1	View Unobstructed view	Exposure West
Ref. MZICP1037			

In the heart of the highly sought-after Cap d'Antibes, on its western side and within a private and secure estate, this elegant Provençal-style property offers a rare lifestyle, just moments from the beaches, the sea and a marina. Offering approximately 300 sq m of living space, the mas exudes a refined, warm and timeless atmosphere. Its generous reception areas, bathed in natural light, open seamlessly onto the gardens and offer magnificent views over the Mediterranean. The sea thus becomes a constant presence, visible from the main living areas as well as the outdoor spaces. The property features six bedrooms, each with its own shower room, providing both family and guests with an exceptional level of comfort and privacy. Set on an exceptional flat plot of approximately 3,090 sq m, the villa is surrounded by beautifully landscaped Mediterranean gardens, adorned with local species and areas designed for relaxation. Entirely oriented towards the outdoors, this preserved setting invites you to fully embrace the gentle art of living on the French Riviera. A large swimming pool and an elegant summer kitchen complete the outdoor spaces, creating an ideal environment for family days, entertaining friends or enjoying long summer evenings overlooking the sea. A rare property on Cap d'Antibes, combining the elegance of a Provençal mas, six suites, extensive flat



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grounds, panoramic sea views and a privileged location in immediate proximity to the coastline. A confidential address, designed for those seeking an authentic, elegant and truly privileged lifestyle on the French Riviera.











