



## Waterfront property with panoramic sea views

Price on request



### DESCRIPTIVE :

Magnificent Provencal style villa, located in a calm and residential environment in the heart of Cap Ferrat. The villa, with a living area of 470sq m on two floors, consists of: entrance hall, living room with fireplace, dining room, fully equipped kitchen, 5 bedrooms with en-suite bathrooms and a Master Suite. It has a superb view over the Villefranche Bay and has direct access to the sea. The famous beaches "Paloma" and "Passable" are nearby.

The 4100sq m plot offers a large Provencal-style garden and a heated swimming pool hidden away from view.

It is equipped with air conditioned, alarm, video surveillance, sauna and has a garage and 3 parking spaces.

**REF: LF37**

### DETAILS



\*470 m<sup>2</sup>



Excellent condition



6



Facing west



Sea view

\*marketable surface area

This document does not form part of any offer or contract. All measurements, areas and distances are approximate. The information and plans contained herein are believed to be correct, however, their accuracy is not guaranteed. The photographs show only certain parts of the property at the time they were taken. This offer is subject to change of price or other conditions, without prior notice.



VILLA ROY

SAINT-JEAN-CAP-FERRAT



Waterfront property with panoramic sea views



Dotta.

MONACO PRIVATE REAL ESTATE

[www.dotta.mc](http://www.dotta.mc)

+377 97 98 20 00 - [info@dotta.mc](mailto:info@dotta.mc)

5 bis avenue Princesse Alice - BP 98005 - Monaco Cedex