



## RARE : BEAUTIFUL VILLA IN A QUIET AREA

Price on request



### DESCRIPTIVE :

Located in a quiet area of the Principality, this prestigious VILLA, recently and entirely renovated, benefits from an exceptional location, built on a plot of 700 M2.

With a total surface of 270 M2, it is distributed on 2 levels:

- on the first floor: reception hall open on a vast living room of 52 M2, kitchen and dining room of 33 M2 open on a terrace, a room used as a dressing room of 12 M2, a library and a guest toilet.

- on the 1st floor (access by elevator or staircase) : a 32 M2 bedroom with bathroom, a 29 M2 bedroom with bathroom, dressing room and toilet, a 24 M2 bedroom with bathroom, a 20 M2 bedroom with shower room, an access by staircase to the roof terrace.

- on the garden level : a magnificent wine cellar with glass ceiling overlooking the dining room.

It enjoys a garden decorated with a spa of swimming against the current of 9 meters length with a vast terrace.

An independent apartment of 75 M2 above the garage entrance.

A garage for five cars, a reception office, a corridor leading to the elevator serving the villa.

REF: VM1780

### DETAILS



\*650 m<sup>2</sup>



200 m<sup>2</sup>



Excellent condition



4



Facing south east



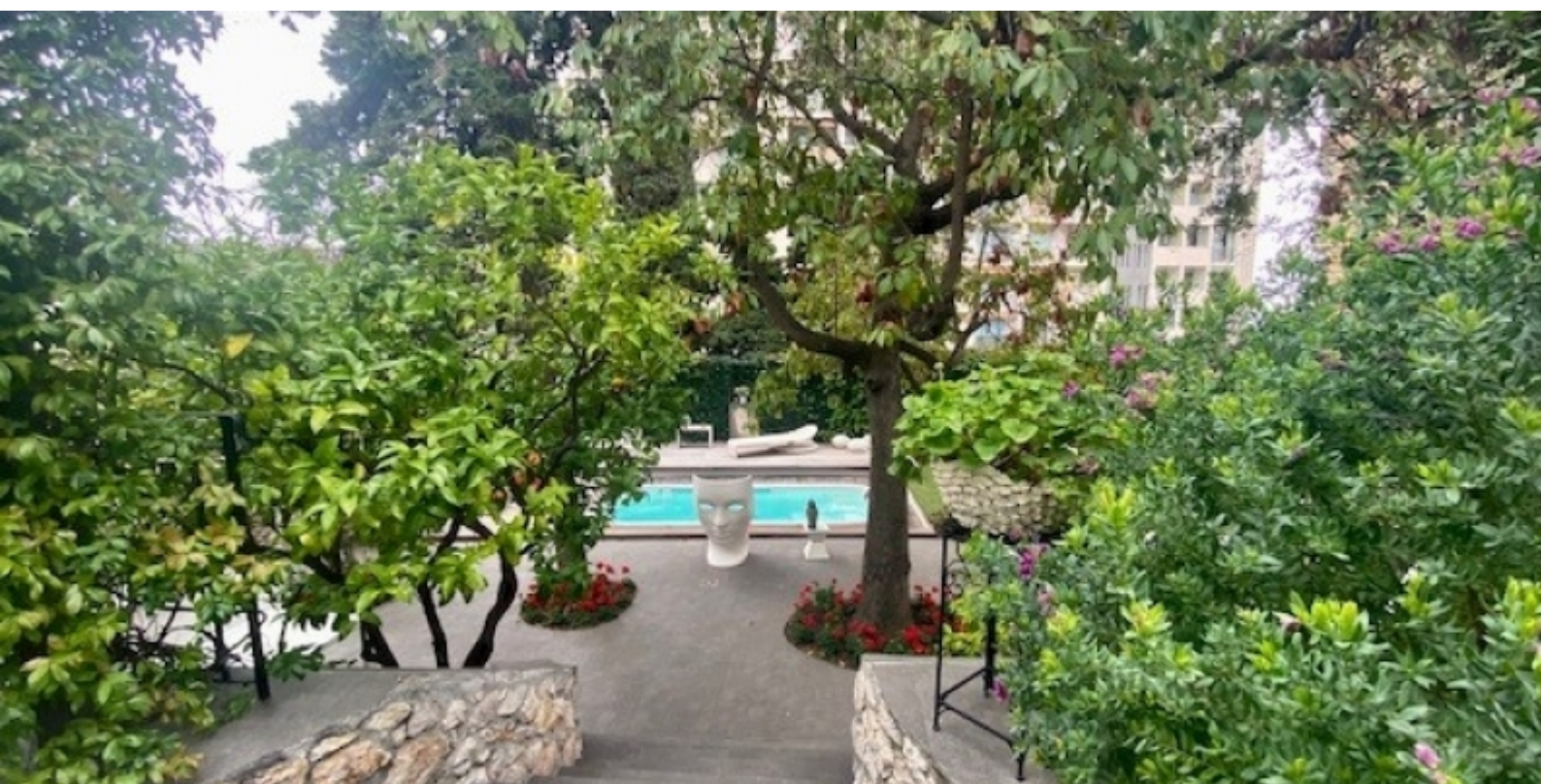
City view

\*marketable surface area





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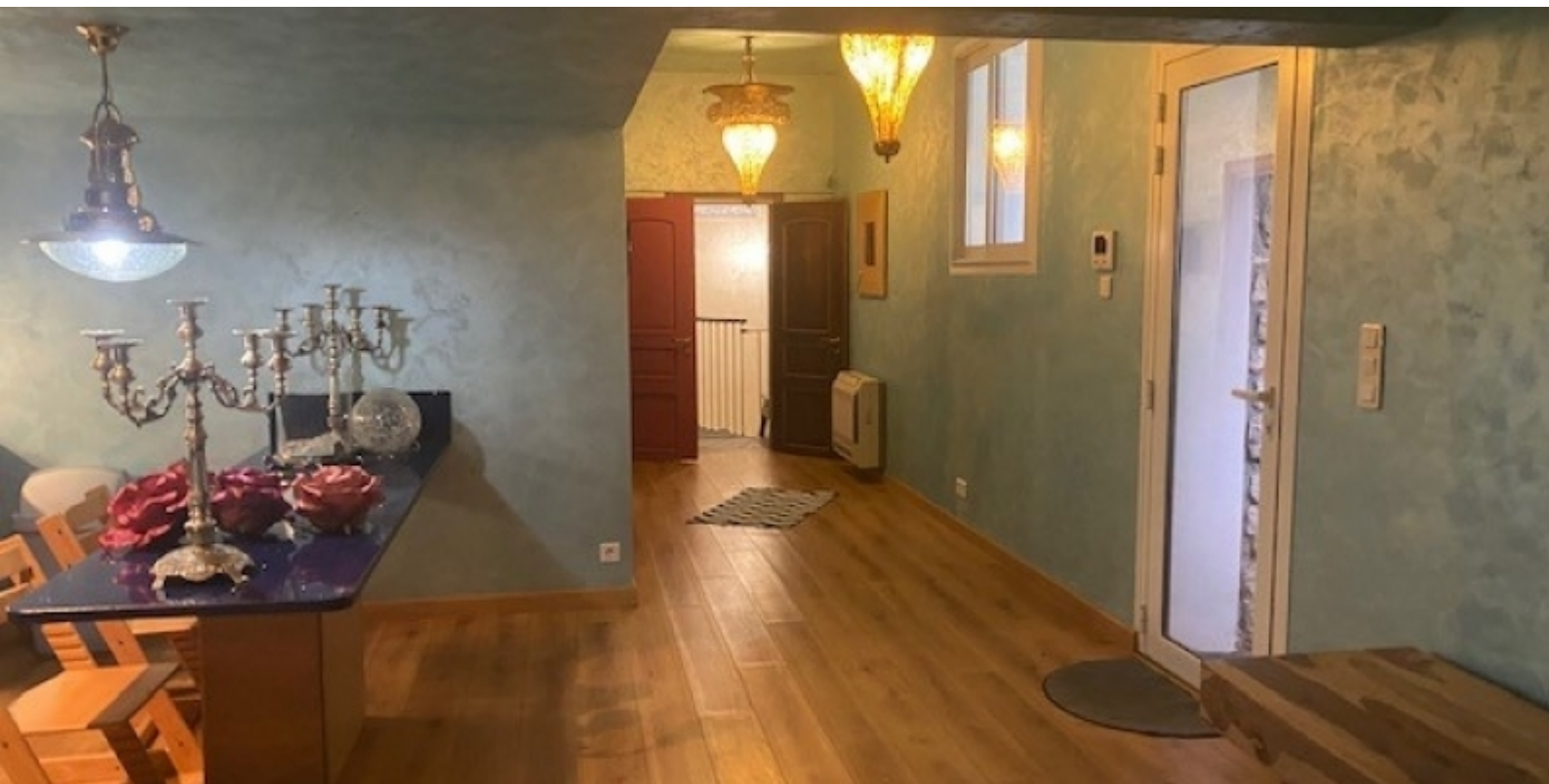


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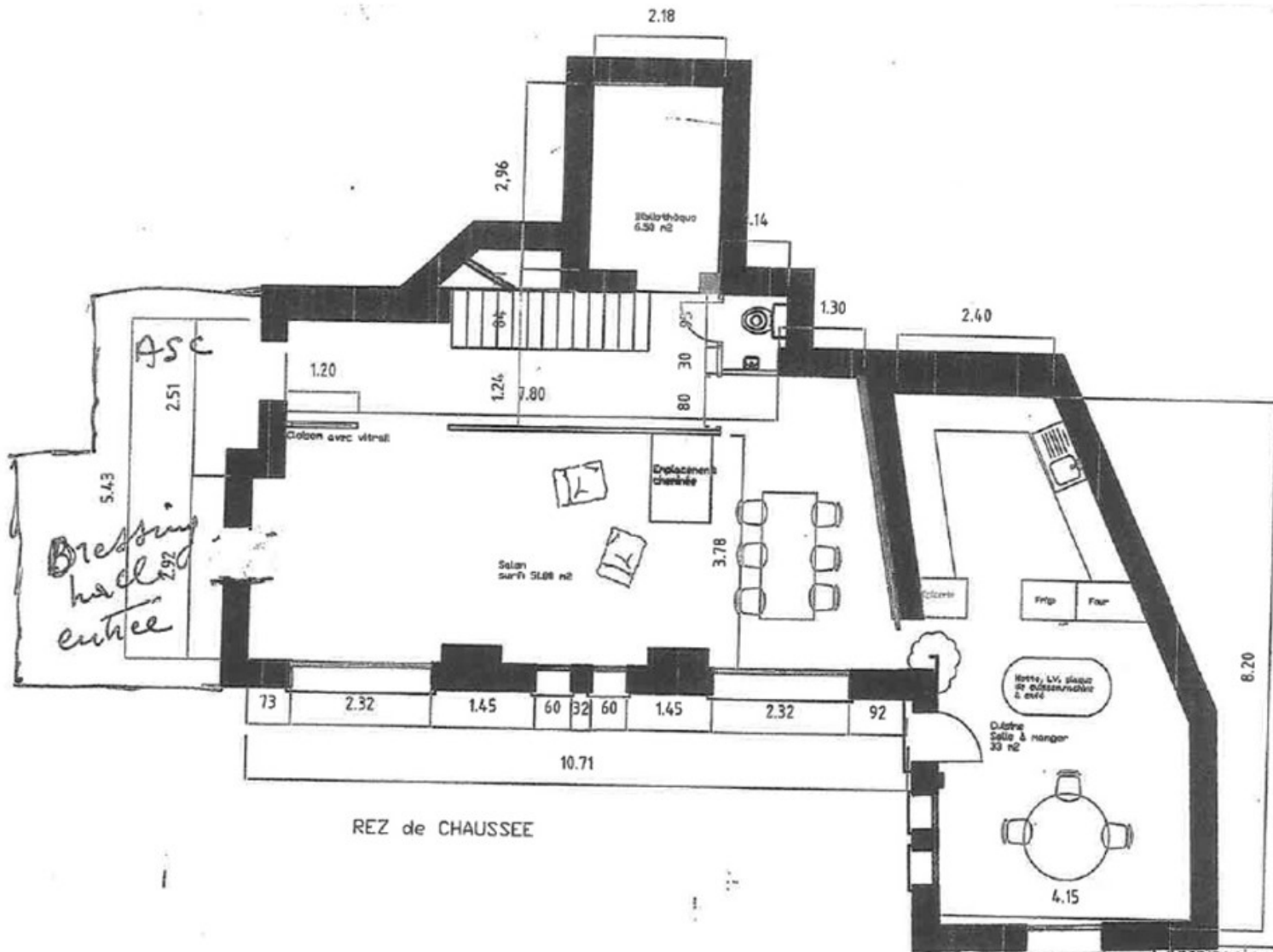


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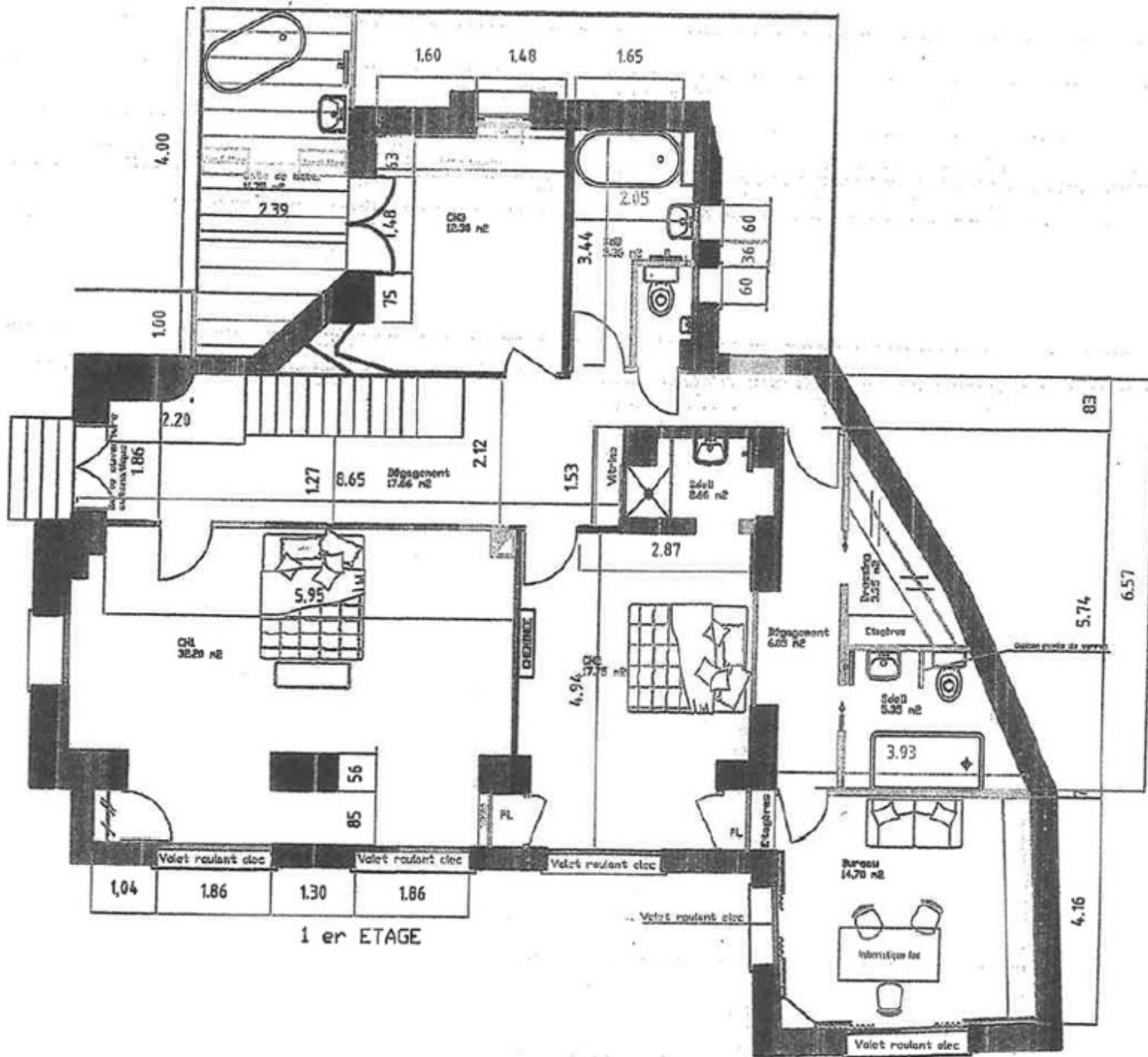


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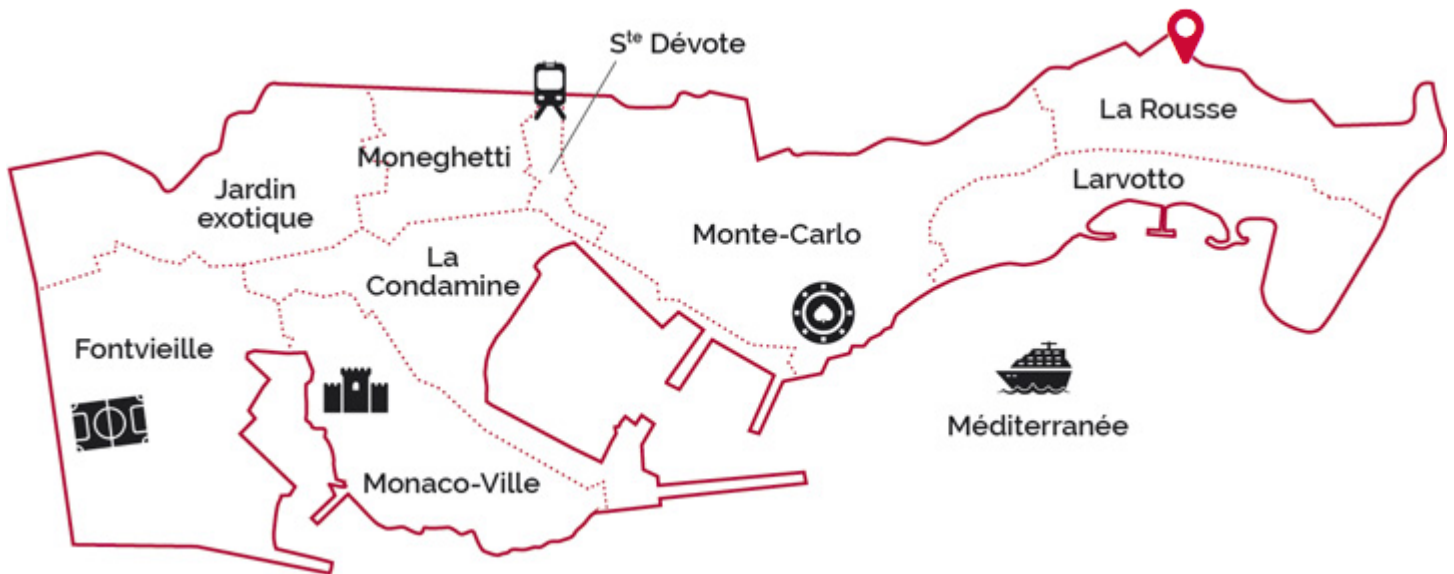


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