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SAINT JEAN CAP FERRAT

# Azur Méditerranée

## Agence de Saint Jean Cap Ferrat

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VILLEFRANCHE SUR MER | ST JEAN CAP FERRAT | BEAULIEU SUR MER | EZE SUR MER  
2 REAL ESTATE AGENTS IN VILLEFRANCHE SUR MER AND SAINT JEAN CAP FERRAT

YOUTUBE  
DAILYMOTION  
FACEBOOK

2 990 000 €

### Buying house

5 rooms

Surface : 140 m<sup>2</sup>

Surface of the land : 155 m<sup>2</sup>

View : Mer

Inner condition : excellent

External condition : exceptional

### Features :

TOIT TERRASSE 55 m<sup>2</sup>, Place de parking,  
Centre du village, Proche plage, Proche  
commerces, Air conditioning

3 bedrooms

3 terraces

3 bathrooms

1 parking

Energy class (dpe) : D

Emission of greenhouse gases (ges) : A

Document non contractuel  
21/01/2025 - Prix T.T.C



### House 4582 Saint-Jean-Cap-Ferrat

Luxurious new villa just a few steps from the beach, port and shops. Ideally located in a peaceful setting in the heart of the village of Saint-Jean-Cap-Ferrat, the villa boasts 140 m<sup>2</sup> of living space and offers spectacular 360° views of the sea and the Cap from its 55 m<sup>2</sup> roof terrace with planted areas, a Jacuzzi and a double sun bed. The villa is newly built with high end quality materials. Features of the villa: Garden level: - Spacious living and dining room opening onto the garden. - High quality German kitchen opening onto the large reception room, - Luxurious and natural Italian wood floors. Guest toilet - Marble staircase Level 1 2 guest bedrooms and en suite bathroom and dressing room Level 2 Master bedroom with en-suite bathroom and dressing room, large terrace planted with trees and two sofas. - Air conditioning - Fully dimmed lighting in all interior areas - A large terrace - A 55 m<sup>2</sup> roof terrace with spectacular sea views - Parking space - Flat landscaped Mediterranean garden The luxury property market on the Côte d'Azur, just 10 km from Nice and Monaco, is one of the most attractive in the Mediterranean region. The Saint-Jean-Cap-Ferrat peninsula, in particular, is highly sought-after. Holiday properties and second homes on the Côte d'Azur not only

