



## Exceptional Villa Between Monaco and Nice: The Essence of Mediterranean Living

8 925 000 €



### DESCRIPTIVE :

Nestled in an idyllic setting between Monaco and Nice, just a few minutes from the international airport, this exceptional villa perfectly embodies the art of Mediterranean living. Perched in a commanding position within a private estate, it boasts spectacular panoramic views over the bay of Villefranche-sur-Mer, the iconic Cap Ferrat, and the lush surrounding hills. A postcard-worthy backdrop, equally enchanting by day and night.

With its sleek elegance and exceptional brightness, this 360 sqm villa, inspired by contemporary Californian architecture, is spread across three levels, accessible by both staircase and an interior elevator. Designed for absolute comfort and a seamless connection with the outdoors, it offers a refined and functional living experience.

The main level welcomes you into a vast, sun-drenched living area where the kitchen, dining room, and lounge blend harmoniously. Expansive floor-to-ceiling glass doors extend the interior effortlessly onto a stunning sea-facing terrace, creating a unique indoor-outdoor living experience.

The lower level is dedicated to relaxation and well-being, featuring a cozy lounge and an elegant master suite complete with a private office, walk-in dressing room, and an exquisite bathroom. This entire space opens onto a panoramic terrace, perfect for enjoying the gentle Mediterranean climate.

On the garden level, a true haven of tranquility, four en-suite bedrooms seamlessly connect with the lush outdoors. A private hammam adds to the ambiance of ultimate relaxation.

Outside, the villa reveals a spectacular setting, enhanced by a stunning 20-meter heated swimming pool, a modern pool house, and a beautifully landscaped 2,000 sqm garden.

Designed for both comfort and convenience, the villa also includes a 48 sqm independent apartment, ideal for guests or staff. A car elevator leads to a secure private parking area, while a state-of-the-art security system ensures total peace of mind.

Whether as a primary residence, a luxurious retreat, or a high-end investment, this exceptional villa offers the perfect blend of refinement, comfort, and breathtaking views, all while remaining close to essential amenities.

A home where every detail is an invitation to dream...

REF: VF386

### DETAILS



\*360 m<sup>2</sup>



Excellent condition



Facing south



Villefranche Bay, Panoramic 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.



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VILLEFRANCHE-SUR-MER



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