



A dream by the sea at Cap de Nice

8 700 000 €



DESCRIPTIVE :

Ideally located on the waterfront, this contemporary villa offers an exceptional living environment with direct access to the sea. Its modern architecture and expansive glass openings showcase a unique panorama of the Mediterranean and Cap Ferrat, bathing every space in natural light.

From the moment you enter, your gaze is drawn to the endless blue, as if the sea itself invites you inside. The spacious living area, comprising a lounge, dining room, and open-plan kitchen, creates a warm and elegant atmosphere – perfect for savoring each moment facing the horizon.

The villa's night spaces feature four en-suite bedrooms, each offering an intimate, refined retreat with private bathrooms and dressing rooms. The master suite, a true haven of peace, opens onto a private terrace where the sound of the waves accompanies each morning.

Designed for well-being and relaxation, the villa also includes a fitness room, massage area, and sauna, inviting you to moments of absolute serenity. Outside, the magic continues with a vast terrace, an infinity pool blending seamlessly into the sea, and a summer kitchen – perfect for sharing special moments with family and friends.

Nestled in a secure, private estate, away from prying eyes and the bustle of daily life, this rare property is a true invitation to the art of living. A place where luxury and nature meet in perfect harmony.

REF: VF392

DETAILS



*247 m²



New



4



Facing south



Sea view

*marketable surface area

19 AVENUE DU CAP DE NICE
NICE



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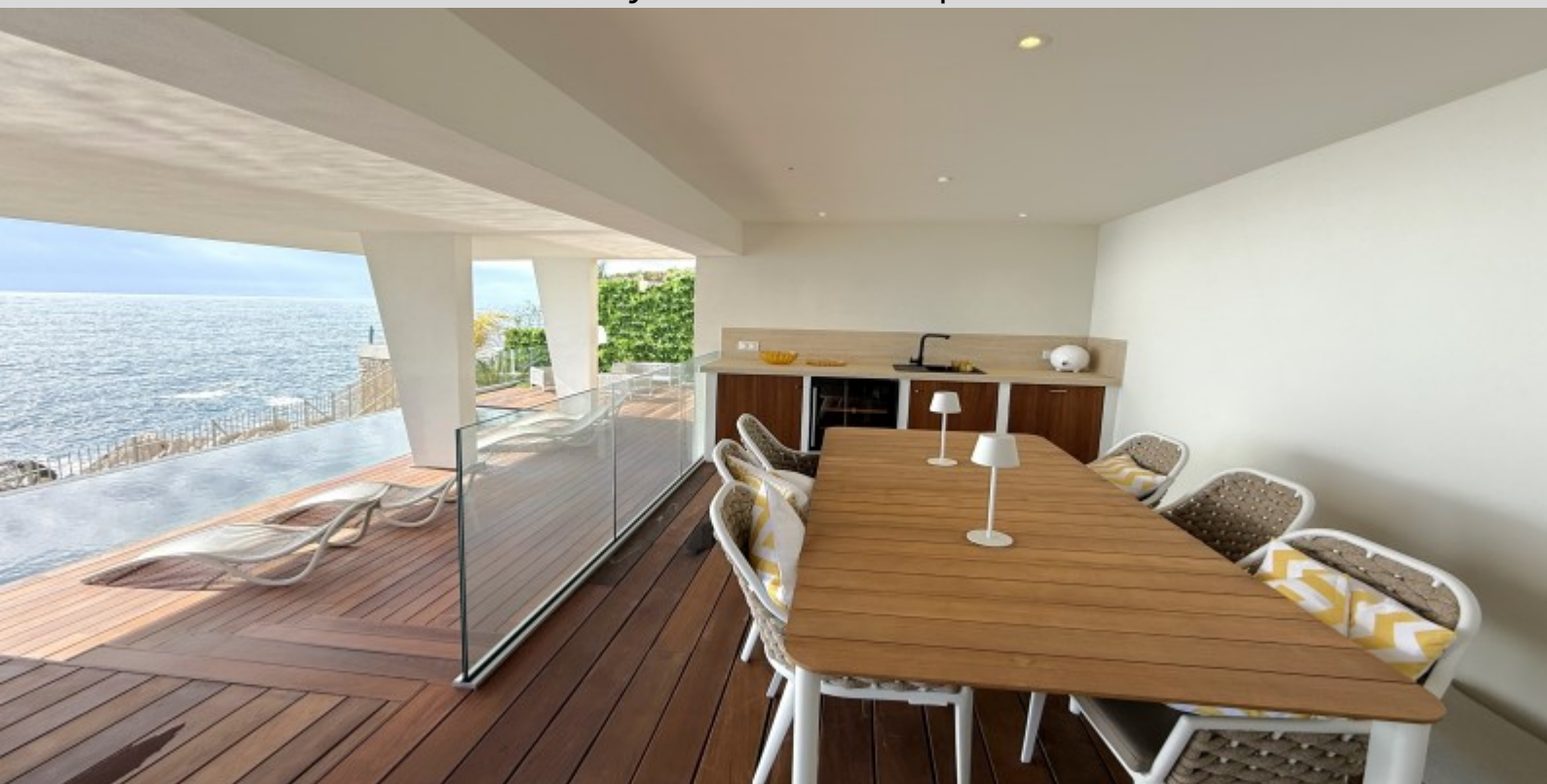
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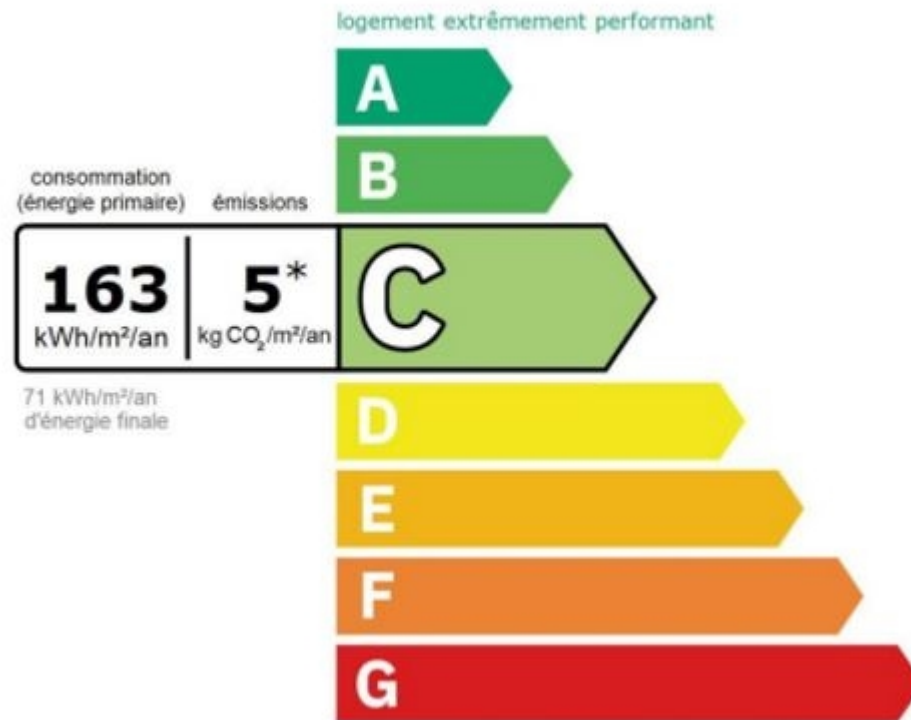
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Performance énergétique et climatique



* Dont émissions de gaz à effet de serre

peu d'émissions de CO₂

A — 5 kg CO₂/m²/an



émissions de CO₂ très importantes