



## EZE - HISTORIC VILLA - 7 BEDROOMS - PANORAMIC SEA VIEW

For sale

8 920 000 €

Product type <b>Villa</b>	Num rooms <b>15</b>
City <b>Èze</b>	Country <b>France</b>
Living area <b>460 m<sup>2</sup></b>	Land area <b>2 500 m<sup>2</sup></b>
Bedrooms <b>4</b>	Floor <b>3</b>
Condition <b>Good condition</b>	View <b>SEA VIEW</b>
Exposure <b>SOUTH WEST</b>	Ref. <b>PE-VENTE-EZE-PROPRIÉTÉ HISTORIQUE-7 CHAMBRES - VUE MER</b>

Former presbytery of the chapel dating from the fifteenth century, mixing history and elegance, in the immediate vicinity of amenities, the sea and Monaco.

Nestled in a quiet area, this house benefits from an ideal south-west exposure, offering light and privacy.

Located in a peaceful and preserved environment, this residence of character seduces with its authenticity and elegance. Bathed in light thanks to its south-west exposure, it offers total privacy, without vis-à-vis.

Exposed stones, old vaults and generous volumes tell the story of a unique place. The large living room and bedrooms retain this warm and timeless atmosphere. An adjoining outbuilding, accessed via a charming patio, harmoniously complements the main house, offering additional space to accommodate family or guests



independently.

With a surface area of approximately 460 m<sup>2</sup>, the property opens onto an exceptional panorama, with a plunging view of the Mediterranean and the prestigious Saint-Jean-Cap-Ferrat.

The land of more than 2000 m<sup>2</sup>, fully landscaped, houses beautiful terraces, a swimming pool, a summer kitchen and a relaxation area out of sight. An independent staff apartment, a closed garage and several outdoor parking spaces complete the services.

A rare property, just a few steps from Monaco, combining history, comfort and a privileged living environment.









