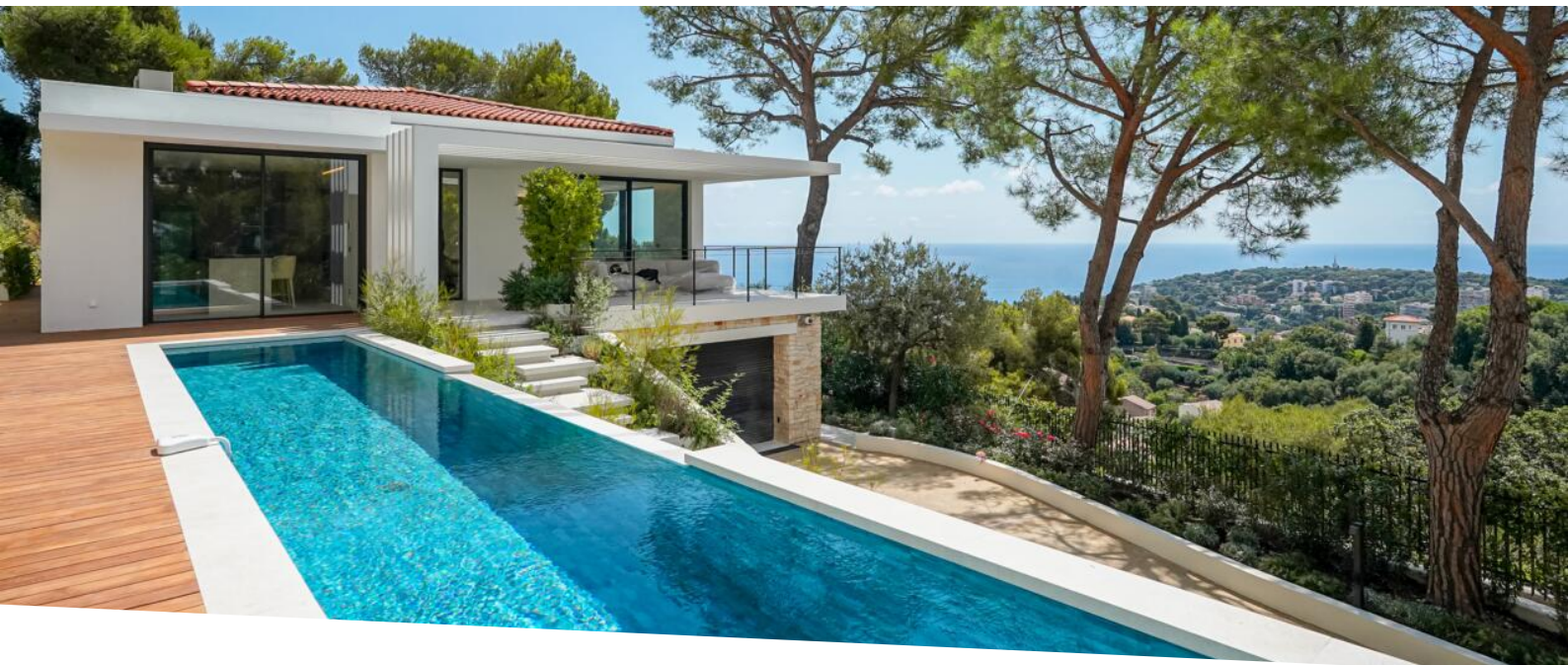




ROQUEBRUNE CAP MARTIN - CONTEMPORARY VILLA WITH SEA VIEW

For sale

6 900 000 €

<i>Product type</i> Villa	<i>Num rooms</i> 5 rooms
<i>District</i> Village-Cros de Caste-Coupiere-Mont Gros	<i>City</i> Roquebrune-Cap-Martin
<i>Country</i> France	<i>Living area</i> 278 m²
<i>Bedrooms</i> 4	<i>Bathrooms</i> 4
<i>Box</i> 1	<i>Condition</i> Luxurious services
<i>Furnished</i> Yes	<i>Release date</i> Now
<i>Ref.</i> VF1570	

Stunning 278 sqm renovated villa in Roquebrune-Cap-Martin, boasting panoramic sea views, a 1,300 sqm garden with pool, and a large garage. Just 15 minutes from Monaco, combining peace, elegance, and prime location.

Located on the heights of Roquebrune-Cap-Martin, in the highly sought-after residential area of Bellevue, this sumptuous property boasts unobstructed sea views with complete privacy. Nestled in a very peaceful environment, this fully renovated luxury villa features high-end finishes. It is set on a magnificent private garden of 1,300 sqm, a true green haven with a 24 sqm swimming pool. Its South-facing orientation ensures optimal sunshine throughout the day.



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The villa offers 278 sqm of living space distributed over 2 levels. The main entrance, located on the upper floor and accessible via a staircase, opens onto a spacious living and dining room with floor-to-ceiling windows offering a breathtaking view of the sea and Cap Martin. A fully equipped kitchen opens onto the pool, while the master bedroom enjoys panoramic sea views and features a shower room with dressing. A guest toilet and a TV room or office complete this level.

On the lower floor, equivalent to a garden level, there are 3 en-suite bedrooms with shower/bathrooms, a wine cellar, and a laundry room.

A large closed garage of 40 sqm, with direct access to the villa and able to accommodate several vehicles, completes this exceptional property.

Less than 15 minutes from Monaco and only 5 minutes from the town center, this rare property combines peace, elegance, and premium amenities in one of the most sought-after areas of the French Riviera.

Agency fees are payable by the seller unless otherwise stipulated in the mandate.

Diagnostic reports are in progress.

The property is not subject to condominium regulations.

The property is subject to a natural and pollution risk report available on the official website:
<https://georisques.gouv.fr/>





