

[Click to view MFH-PROHWNC85155971](#)

Magnificent House - Cagnes Sur Mer Béal Breguières

Cagnes-sur-Mer , Alpes-Maritimes , Provence-Alpes-Cote-d'Azur



€1,130,000

inc. of agency fees

4 Beds

180 sqm

Located in the highly sought-after residential neighborhood of Béal/Bréguières in Cagnes-sur-Mer, this stunning bourgeois house of approximately 180 m² sits on a 500 m² plot. Its location is ideal, being...

At a Glance

Reference MFH-
PROHWNC85155971

Bed 4

Near to Cagnes-sur-Mer

Pool No

Price €1,130,000

Hab.Space 180 sqm

Land Tax N/A

Property Description

Located in the highly sought-after residential neighborhood of Béal/Bréguières in Cagnes-sur-Mer, this stunning bourgeois house of approximately 180 m² sits on a 500 m² plot. Its location is ideal, being close to the city center, with shops, schools (from primary to high school) within walking distance, and just a 10-15 minute walk from the beach.

This charming two-story building, with 4 bedrooms, is perfect for a large family. It is a rare find on the market. Currently, the house is divided into 3 apartments: an 80 m² 3-4 room apartment with a 15 m² terrace on the first floor, and two 2-room apartments on the garden level. The beautiful interior staircase connecting the two floors can be restored if the three separate apartments are not needed.

A large garage and an adjoining cellar are located at street level, with direct access to the garden.

The sun-drenched garden is beautifully landscaped with Mediterranean plants and trees, including an eucalyptus, a pepper tree, and succulents. Both the house and the land enjoy an unobstructed view extending to the medieval village of Cagnes-sur-Mer.

Don't hesitate to schedule a visit soon!

Summary

Property type: House
Bedrooms: 4
Price: €1,130,000

Key Information

Year Built: 1930
Internal Area: 180 sqm
Property Features:

- Double pane windows

Location: Provence-Alpes-Cote-d'Azur



Gallery











As Featured in

THE SUNDAY TIMES A Place in the Sun France The Sunday Telegraph THE GOOD property GUIDE Daily Mail YORKSHIRE POST FRENCH PROPERTY NEWS

Every property featured on our website is listed for sale at exactly the same price as it is in France, there's no premium for the superior service we offer.

We provide support based on our extensive experience and that of our bilingual experts to ensure that all aspects of your property purchase run smoothly.

Contact us on:

0845 123 5885 (UK only local rate) / **+44 (0) 113 216 4066**,
or email us at **bonjour@my-french-house.com**.

To see more great properties like this one, visit our daily updated website at **www.my-french-house.com**.

Buying French Property Just Got Easier...

The purchase process typically starts once you've visited a property with one of our agents and you made an offer on a property. Once your offer has been accepted, the property will come off the market and our local bilingual expert will liaise with you and the notaire. The compulsory searches are at the charge of the owner / vendor and are carried out at this stage.

You would have already been informed about the property taxes and legal fees (that incl. the stamp duty). The agency fees are already included in the listed price on this document, there's no premium for the superior service we offer. You don't have to pay the deposit until the 'pre-contract' has been signed, and the 10 days calling off period has expired. It takes an average of three months to buy a property in France.

For more information take a look at our **buying guide**, our **french mortgage** and **euro currency exchange** pages.

Testimonials

my-french-house was by far the best online guide I found – and I trawled them all – to buying a house in France. It answers all your first questions practically before you've thought to ask.

C. BAUER – Sunday Times

Our French property purchase and move to France were made so easy with the help and assistance of my-french-house.com. They are a committed and professional business – we highly recommend them.

S. and L. BROWN

great service
fast transfers

send money abroad 24/7 excellent rates