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Luxury House for sale in Menton

Menton , Alpes-Maritimes , Provence-Alpes-Cote-d'Azur



€6,900,000

inc. of agency fees

7 Beds 7 Baths 818 sqm 0.49 ha

Built in 1888 an elegant stone-built mansion stands above the Port of Garavan, on the French Italian border, a rare property...

At a Glance

Reference	MFH-PROKHR2856	Near to	Menton	Price	€6,900,000
Bed	7	Bath	7	Hab.Space	818 sqm
Land	0.49 ha	Pool	No	Land Tax	N/A

Property Description

Built in 1888 an elegant stone-built mansion stands above the Port of Garavan, on the French Italian border, a rare property with old-world charm, located in an idyllic setting with breathtaking sea views The area of Garavan is extremely residential and still retains much of its Belle Époque architecture, it is a protected area and very much sought after.

The property requires total renovation to realise its potential as a wonderful family home or secondary

residence. Gates from the boulevard open onto the sweeping drive which leads gently down to the villa and parking area. Alternatively, a garage is situated at the boulevard level and steps lead down to the villa. The main house of 550sqm living space arranged over 3 levels offers generous volumes with high ceilings which reinforce its majestic appearance. Large outdoor terraces for entertaining, surrounded by its own gardens, private drive and pool. The gardens are planted with a variety of Mediterranean plants and exotic fruit trees.

On the main level, original arched entrance door dated above as 1888 opens onto a reception hall. Double salon with fireplace opens onto large dining terraces, gardens and benefits from the sea views. Adjoining library or TV room, dining room adjoins salon through partition arches and columns and then in turn leads across to kitchen. Large family kitchen with central workstation with adjoining breakfast room with arched features looking over the pool.

On the upper level, central staircase with iron balustrade leads up to the first floor, with four bedrooms, of which two suites, with dressing and bathrooms. On the garden level, there are 3 guest apartments with separate external access, laundry, and spa area.

In the garden an independent house of 60sqm living space for personnel/security. A guardian's lodge of 182sqm living space over three levels in an unfinished state on the boulevard and garage for 2 vehicles. Ample parking for many vehicles inside the property.

Summary

Property type:	House
Bedrooms:	7
Bathrooms	7
Price	€6,900,000

Key Information

Year Built:	1888
Internal Area:	818 sqm
Land Area:	0.49 ha

Location: Provence-Alpes-Cote-d'Azur



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