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## Luxury House for sale in Villefranche-sur-mer

Villefranche-sur-mer , Alpes-Maritimes , Provence-Alpes-Cote-d'Azur



**€9,000,000**

inc. of agency fees

5 Beds    5 Baths    400 sqm    0.2 ha

Beautiful property in a secure residence, offering a tranquil setting and an exceptional location with panoramic views of the...

### At a Glance

|                  |                |                |                      |                  |            |
|------------------|----------------|----------------|----------------------|------------------|------------|
| <b>Reference</b> | MFH-PROKHR2855 | <b>Near to</b> | Villefranche-sur-mer | <b>Price</b>     | €9,000,000 |
| <b>Bed</b>       | 5              | <b>Bath</b>    | 5                    | <b>Hab.Space</b> | 400 sqm    |
| <b>Land</b>      | 0.2 ha         | <b>Pool</b>    | No                   | <b>Land Tax</b>  | N/A        |

### Property Description

Beautiful property in a secure residence, offering a tranquil setting and an exceptional location with panoramic views of the Bay of Villefranche, the Cap Ferrat peninsula, and the Bay of Nice extending to Cap-d'Antibes.

Arranged over three levels, the property features on the first floor a living room opening onto a terrace with a double-height cathedral ceiling and exposed beams, a dining room, a fully equipped kitchen, an office, and a guest toilet. Two bedrooms with en-suite bathrooms and walk-in closets.

On the second floor, there are three bedrooms, including the master suite with a walk-in closet and en-suite bathroom and balcony.

On the ground floor, there is an entrance hall, laundry room, boiler room, water heater and heat pump, wine cellar, hammam, gym, music studio, cinema, and a service bedroom. Lift.

The garden includes a heated pool, numerous terraces, and various viewpoints. There is a garage for one vehicle and parking for four additional cars.

## Summary

|                |            |
|----------------|------------|
| Property type: | House      |
| Bedrooms:      | 5          |
| Bathrooms      | 5          |
| Price          | €9,000,000 |

## Key Information

|                |         |
|----------------|---------|
| Year Built:    | 1985    |
| Internal Area: | 400 sqm |
| Land Area:     | 0.2 ha  |

## Location: Provence-Alpes-Cote-d'Azur



## Gallery







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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.

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**C. BAUER – Sunday Times**

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