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## Sumptuous Rare Villa With Sea View - Mougins

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



# €4,350,000

inc. of agency fees

5 Beds      324 sqm      0.21 ha

Splendid large property with a breathtaking Mediterranean panoramic sea view, renovated with high quality of materials and stones as well as impeccable finishing and decoration, is located in one of the...

### At a Glance

**Reference** MFH-  
PROHWCN83631890

**Bed** 5

**Land** 0.21 ha

**Near to** Mougins

**Pool** Yes

**Price** €4,350,000

**Hab.Space** 324 sqm

**Land Tax** N/A

### Property Description

Splendid large property with a breathtaking Mediterranean panoramic sea view, renovated with high quality of materials and stones as well as impeccable finishing and decoration, is located in one of the best residential areas in Mougins.

This magnificent villa of 325 sqm, within walking distance to the old famous Mougins village, offers plenty of areas for social entertainment, serenity and living family comfort of a level that is rarely found.

On the main living level a pleasant hall area, a vast living room with a dining area as well as a fully equipped kitchen with a direct access into protected terrace area for diner family or friends gatherings. Directly a large main terrace with its generously sized swimming pool, all enjoying a stunning sea view.

Beautiful staircase goes in a grandiose and brighting hall surrounded by 3 bedrooms on one side, all with their own on-suite bathrooms and access to the main balcony. On the opposite side, a huge private master bedroom with its impressive bathroom, romantic private terrace and a walk-in closet.

A complete guest or guard apartment with separate access with its own terrace, a wine cellar, a large relaxation pavilion with a water fountain, two big garages with easy access and automatic doors on the street level complete this gorgeous property.

Rare opportunity on the market, must be seen now!

Fees payable 5,5 % incl. Vat

Price Excluding Fees: 4 500 000 euros

The agency fees will be entirely borne by the purchaser.

## Summary

Property type:	House
Bedrooms:	5
Price	€4,350,000

## Key Information

Internal Area:	324 sqm
Land Area:	0.21 ha
Number of Fireplaces:	1
Property Features:	
• Air-conditioning	
Swimming Pool?	Yes
Has Air Conditioning?	Yes

**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**

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.

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