



## Roquebrune Cap Martin - Villa with Sea View

For sale

4 450 000 €

Product type <b>House</b>	Num rooms <b>6</b>	City <b>Roquebrune-Cap-Martin</b>	Country <b>France</b>
Living area <b>382 m<sup>2</sup></b>	Land area <b>1 555 m<sup>2</sup></b>	Bedrooms <b>5</b>	Parkings <b>4</b>
Ref. <b>HP-VRCM04</b>			

In a residential area on the heights of Roquebrune Cap Martin, elegant villa with a living area of 382 sqm on a 1555 sqm plot enjoying a south exposure and a sea and Cap Martin view.

It consists on the ground floor of: an entrance hall, a double living room dining room with fireplace opening onto large terraces, a separate kitchen, a beautiful bedroom opening on the outside, garden and swimming pool, a shower room with toilets, a small adjoining room and a guest toilet.

On the first level: a bedroom with terrace and garden/pool with its shower room and toilets, a large master bedroom with bathroom, 2 small adjoining bedrooms, private terrace with a beautiful sea view, shower room with toilets, an independent bedroom. Plenty of storage.

On the garden floor: 3-room apartment encompassing a kitchen opening on the living room, a bathroom, a bedroom with shower room opening on a terrace. A small room used as an office or children's room. A jacuzzi, sauna, hammam, fitness room and a small service room.

Outside: Swimming pool



Several outdoor parking spots

















