

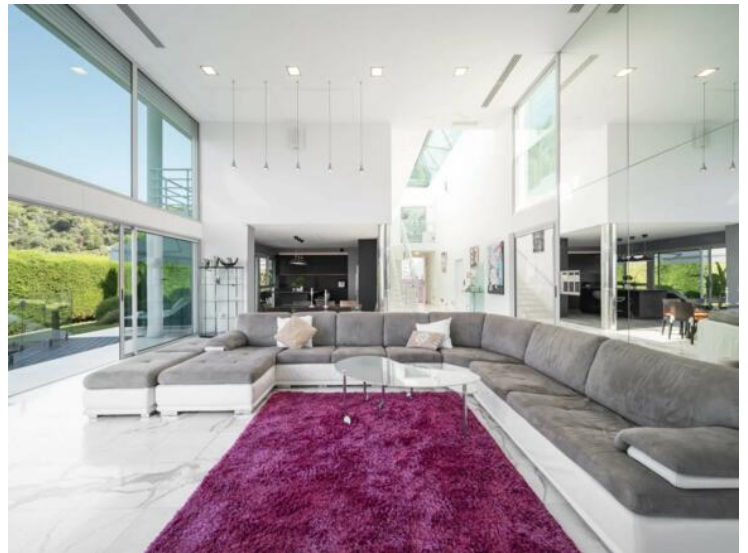


**Very beautiful villa with sea view in a private estate in Villef**  
**For sale** **3 950 000 €**

<i>Product type</i> <b>House</b>	<i>Num rooms</i> <b>5 rooms</b>	<i>City</i> <b>Villefranche-sur-Mer</b>	<i>Country</i> <b>France</b>
<i>Living area</i> <b>275 m<sup>2</sup></b>	<i>Land area</i> <b>1 600 m<sup>2</sup></b>	<i>Ref.</i> <b>9604</b>	

Discover this contemporary property of approximately 250 m<sup>2</sup>, ideally facing southwest, nestled on the heights of Villefranche-sur-Mer within a private and secure estate. Built on two levels, it offers a spacious living room with a fireplace, a dining room, and a fully equipped open kitchen, all opening directly onto a beautifully maintained garden and a pool. The villa comprises four bright bedrooms, three bathrooms, and a gym that can easily be converted into a fifth bedroom. With numerous bay windows, every room enjoys breathtaking sea views, creating a serene and relaxing atmosphere. The 1,600 m<sup>2</sup> plot, carefully landscaped, offers an intimate and peaceful setting. A heated pool, a garage, and numerous parking spaces complete this exceptional property, perfect for those seeking luxury, comfort, and tranquility.









### Diagnostic de Performances Énergétiques

