



## Waterfront villa

For sale

Price on request

<i>Product type</i> <b>House</b>	<i>Num rooms</i> <b>6</b>
<i>City</i> <b>Cap-d'Ail</b>	<i>Country</i> <b>France</b>
<i>Living area</i> <b>600 m<sup>2</sup></b>	<i>Bedrooms</i> <b>+5</b>
<i>Bathrooms</i> <b>+5</b>	<i>Parkings</i> <b>+5</b>
<i>Box</i> <b>+5</b>	<i>Ref.</i> <b>NIC220043</b>

Sole agent. Contemporary, new build, waterfront villa 1km from Monaco.

Newly built waterfront villa, located one kilometre from the vibrant Principality of Monaco.

This contemporary property, in excess of 600 sq m, is a true waterfront residence, with the property designed to maximise the setting and exceptional views.

Accommodation is arranged over two levels with the majority of rooms featuring direct terrace access and sea views.

The villa includes spacious reception rooms, a dining room and modern kitchen. In addition to a principal bedroom suite the property features four further en suite bedrooms.

Equally the villa is situated within walking distance of Monaco making it truly unique within the area.



Set amidst flat landscaped grounds of approximately 3,800 sq m, complete with terraces, 17m swimming pool and pool house, the property benefits from panoramic sea view throughout the residence and grounds.

In addition to staff accommodation, a garage for 10 vehicles completes this exceptional, modern home.

Annual energy charges (2022) : NA







