



## Historic property, ideally located for the center

Cannes, French Riviera, 06400

Asking Price €2,990,000\* Agency fees payable by the vendor. Fee table available online at [savills.fr](https://www.savills.fr) and on request.





- Ideally located for the center
- Dating back to the 13th century
- 5 bedrooms • 4 bathrooms/ shower rooms
- Ideal rental investment
- 325 sq m
- DPE: D (160) GES: A (5)
- CAN200067

### About this property

Magnificent property, ideally located in a residential area close to the center of Cannes, set in a private park.

With a living area of approximately 325 sq m, the villa features a spacious reception room with dining area, large office and a separate kitchen, all opening onto a terrace. Five bedrooms and four bathrooms/ shower rooms, numerous dressing rooms.

Landscaped grounds of approximately 885 sq m with swimming pool and a spacious garage complete this stunning property.

### Local Information

Cannes, a resort town on the French Riviera, located in the Alpes-Maritimes department, is a host city of the annual Cannes Film Festival, MIPIM, and Cannes Lions International Festival of Creativity. It is known for its association with the rich and famous, its luxury hotels and restaurants, and conferences.

The famous Boulevard de la Croisette, curving along the coast, is known for picturesque beaches, restaurants, cafés and boutiques. There's still enough natural beauty: the harbour, the bay, the clutch of islands off the coast and the old quarter, Le Suquet, full of charm and history.

It is home of luxury properties for sale and the best investment opportunities with a large choice of apartments for sale and to let.

Cannes is located of approximately 27km from Nice International Airport, 55km to Monaco and 85km to Saint Tropez.

### Viewing

All viewings will be accompanied and are strictly by prior arrangement through Savills Cannes Office.

Telephone: +33 (0)4 97 06 06 90.









**Cannes, French Riviera, 06400**  
**Gross Internal Area** 325 m<sup>2</sup>  
**5 bedrooms / 4 bath or shower rooms**  
**Landscaped grounds of 885 sq m**  
**Swimming pool**  
**Spacious garage**



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