



# Superb 3 bedroom apartment with terrace and garden

Cap D'Antibes, French Riviera, 06160

**Asking Price €1,725,000\*** Agency fees at the charge of the owner. Fee table available online at [savills.fr](https://www.savills.fr) and on request.





- Sought-after new residence
- Communal heated pool
- Terrace and garden
- 3 bedrooms
- 3 parking spaces
- 182 sq m
- DPE vierge • CAN200108

#### Local Information

The idyllic peninsula of Cap d'Antibes is ideally located between Nice and Cannes and consists mainly of prestigious, sprawling estates enjoying stunning natural scenery.

Cap d'Antibes has preserved its position as one of the most attractive and pleasant locations for holidays, famous for its walks along the coastline. While the neighbouring localities of Antibes and Juan les Pins offer our clients a lively and bustling atmosphere, Cap d'Antibes remains a tranquil and isolated haven.

Approximately 16km from Nice international airport, 12km to Cannes and 50km to Monaco.

#### About this property

Magnificent apartment, located in the heart of Cap d'Antibes, in a quiet and residential area of Saramartel, within a contemporary sought-after residence, ideally located for the beaches, shops, city center and the famous Port Gallice.

This luxurious property with high-quality fittings offers a living area of approximately 182 sq m with stunning volumes and high ceilings.

The accommodation features a vast entrance hall, a reception room with dining area, opening onto a fully fitted kitchen, a spacious main bedroom with bathroom and dressing room, as well as two further bedrooms with en suite shower rooms.

A terrace and a garden of 122 sq m complete this magnificent property with three parking spaces included.

High quality equipment, reversible air conditioning, security system, videophone, lift.

The residence is nestled in landscaped Mediterranean-style grounds with a communal heated swimming pool.

Notary fees reduced.

#### Viewing

All viewings will be accompanied and are strictly by prior arrangement through Savills Cap d'Antibes Office.

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









Cap D'Antibes, French Riviera, 06160  
Gross Internal Area 1959 sq ft, 182 m<sup>2</sup>  
Communal heated pool  
Terrace and garden  
3 bedrooms  
3 parking spaces



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