

Exceptional waterfront setting

~

Cap d'Antibes, French Riviera







A charming property featuring one of the most beautiful Riviera views in a sought after location.

This exceptional waterfront villa of approximately 484 sq m, benefits from direct views across the Bay of Cap d'Antibes, towards the Estrel hills and beyond.

Set back from the sea front, flat landscaped grounds featuring traditional Mediterranean planting, surround the property, with the lawn and elegant pool emphasizing the sea front setting, and creating an ideal vantage point for memorable sunsets.

Set across three levels the villa features spacious accommodation including ample reception space for entertaining. Accommodation with a lift, includes a double reception room, which opens to the spacious covered terrace and excellent panoramic views.

In addition to an inviting dining room, kitchen and prep kitchen, the elegant accommodation features a principal bedroom suite and three further en suite bedrooms, two of which feature private terraces an exceptional sea views.

In addition to an independent guest apartment the property features additional staff accommodation.

A three car garage completes this luxurious waterfront home.







L'un des plus beaux panoramas de la Côte d'Azur.

En première ligne, à l'Ouest du Cap d'Antibes, face à la mer, cette propriété vous offrira un coucher de soleil envoûtant.

Edifiée sur un terrain de 1650 m² environ, la villa d'une surface de 484 m², propose:

Une entrée, une double réception ouvrant sur une spacieuse terrasse, le jardin et la mer, une salle à manger accueillante et une cuisine, ainsi qu'un ascenseur.

A l'étage: une magnifique suite principale avec vue mer panoramique, dressing, deux salles de bains (Madame et Monsieur), et deux autres chambres avec salle de bains en suite et vue mer. Une quatrième chambre avec salle d'eau vient compléter ce niveau.

En sous sol, deux chambres pour le personnel, une cuisine, une buanderie, une cave à vins et plusieurs espaces de rangement / stockage.

Appartement indépendant de deux pièces et trois garages complètent ce bien d'exception.









Exceptional waterfront property in the
exclusive setting of Cap d'Antibes

~

484 sq m accommodation

Grounds of 1,652 sq m

~

Double reception room

Dining room

Kitchen plus further prep kitchen

Spacious terrace facing the sea

Principal bedroom suite with dressing room
and two bathrooms

Three further en suite bedrooms, two with sea
views and terraces

Staff accommodation

Laundry room

Wine store

One bedroom guest apartment

Garage for three vehicles

Heated swimming pool

~

Réf: CAN220001

ASKING PRICE: €13,500,000*



*Agency fees payable by the vendor.

Fee table available online at savills.fr and on request.





Viewing: Strictly by appointment with Savills.

Important notice : Savills, their clients and any joint agents give notice that: 1: They are not authorised to make or give any representations or warranties in relation to the property either here or elsewhere, either on their own behalf or on behalf of their client or otherwise. They assume no responsibility for any statement that may be made in these particulars. These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact. 2: Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the property has all necessary planning, building regulation or other consents and Savills have not tested any services, equipment or facilities. Purchasers must satisfy themselves by inspection or otherwise. 2022

Savills | French Riviera

77 Boulevard Francis Meillard, 06160, Cap d'Antibes - France
Tel +33 (0) 4 93 06 06 90 | Email capdantibes@savills.com
[savills.fr](https://www.savills.fr)

savills