



Fully renovated contemporary villa with heated pool

Saint Jean Cap Ferrat, French Riviera

Asking Price €5,600,000* Agency fees at the charge of the vendor. Fee table available online at [savills.fr](https://www.savills.fr) and on request.



- Fully renovated contemporary villa
- Quiet and sought-after area
- Beautifully maintained flat grounds of 1,500 sq m
- 5 bedrooms
- Heated swimming pool
- 300 sq m living space
- EPC = B (87) GES A (5)

Local Information

Halfway between Monaco and Nice, Saint Jean Cap Ferrat with its luxuriant and unique landscape, its perfect bays and views over the sparkling blue Mediterranean is doubtlessly the most sought after prestigious destination on the French Riviera.

Cap Ferrat's residential property has been estimated at around five hundred villas spread over the peninsula planted with magnificent maritime pines and palm trees.

High demand and the scarcity of land along with the sparse residential stock, the charming village, its exclusive harbor, restaurants, shops, beaches as well as the Grand Hôtel Palace and its unique facilities, as the Spa and the Dolphin Club have contributed to this closed property market becoming one of the most coveted on the planet.

A small fishing port until the early 19th century, at the dawn of a new century, Saint Jean Cap Ferrat experienced the building of sumptuous second residences for King Leopold II of Belgium and Baroness Béatrice Ephrussi de Rothschild.

Ever since, the world elite have unquestionably made it their favoured destination. Tsar Nicolas II of Russia, the Empress Eugenie, Winston Churchill, Charlie Chaplin, Jean Cocteau, Romy Schneider

About this property

Newly renovated villa within a quiet, sought-after setting in St Jean Cap Ferrat

Arranged over two levels, the property offers a chic, contemporary living space of approximately 300 sq m.

The upper floor offers a reception / dining area, an open plan kitchen, two bedrooms and two bathrooms, terraces and a summer dining room.

The garden level includes three further en suite bedrooms, a fitness room with a sauna, and a television / cinema room.

Set within beautifully maintained flat grounds of approximately 1,500 sq m, the property also features a swimming pool, a garage and parking spaces.

The villa is fitted with air conditioning, an alarm system with cameras, a home automation system and an integrated SONOS sound system.

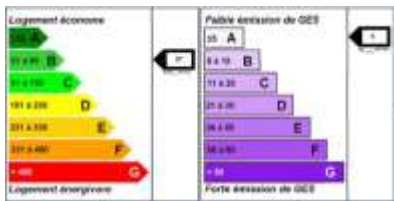
Annual energy charges (2019) : 1389€

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