



Stunning property, situated within a prestigious gated estate

**Villa, Mougins, French Riviera, 06250**

**Asking price : 4,900,000€\***

\*Agency fees payable by the vendor. Fee table available online at [savills.fr](https://www.savills.fr) and on request





Stunning property situated within one of the most prestigious gated and secured estate in Mougins, set in 7,454 sq m of landscaped grounds with ideal west exposure and breathtaking views onto the old Mougins village.

Property is composed of a main villa (approximately 442 sq m), a guest house (45 sq m), a triple garage, a heated pool with spacious and fully fitted summer kitchen with shower and toilet, a second pool / basin and a tennis court.

The main villa includes an entrance hall, two guest toilets, a spacious reception room opening onto the garden, a fully fitted kitchen with a pantry and a spacious dining area, opening onto a terrace, a master en suite bedroom which occupies an entire floor (with a small child's bedroom), 5 further bedrooms and 4 bathrooms, an office and a laundry.

Guest house features a spacious en suite bedroom.

This Provencal style property has been designed to experience the Mediterranean lifestyle with great comfort all year long.



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**Reference: NIC140002**

**Energy Performance**

DPE: C (124) GES: D (25)

**Viewing:**

All viewings will be accompanied and are strictly by prior arrangement through Savills Valbonne-Mougins Office.

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**Property, Mougins, French Riviera, 06250**

- Living area of approximately 442 sq m
- Guest house of approximately 45 sq m
- Landscaped grounds 7,454 sq m
- Triple garage and tennis court
- Reference: NIC140002



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