

Exceptional and unique villa at the water's edge

30 000 000 €

ABOUT

Room(s)
11

Bedroom(s)
8

A discreet haven of luxury and peacefulness within 10min distance of Monaco, this villa stands out at the heart of a leafy land of more than 3,000 sqm right at the seashore.

The sumptuous property consists of two houses, the main one of 852,11sqm and a guest house of 160sqm.

The main villa unfurls generous volumes in the spacious reception area, comprised of a double lounge and a dining room. Inside nothing but luxury and voluptuousness, as exemplified by the imposing fireplace in black marble, marble floors, high ceilings with cornices and the French windows opening onto the terrace with balustrades and columns, contemplating panoramic views across the Mediterranean.

In the pure tradition of master property, the professional kitchen is separate, able to handle receptions for 200-300 guests, in a perfect and smooth process.

The night area is home to five bedrooms and three more in the guest house, with en-suite marble bathrooms and a panoramic sea view from most of them.

The four levels are reached by elevator, up to the impressive garage hosting up to 5 cars.

The swimming pool presents the latest technologies, which make it possible to raise the bottom and use it as a terrace during large receptions.

A special mention for the separate garage for the boat directly on the beach.

SPECIFICS

Ref:	10622
City:	Eze-sur-Mer
Living area:	1012 m²
Plot area:	3000 m²
Terrace area:	281 m²
Room(s):	11
Bedroom(s):	8
Bathroom(s)	10
Parking space(s):	5

PICTURES









