

Lovely 5 bedroom villa with seaview close to Valbonne village

Price : € 1.870.000



Rooms : 8 **Bedrooms :** 5 **Bathrooms :** 3 **Sqft :** 200 m² **Type :** House
Views : Sea, Mountains, Forest, Countryside **Land Area :** 3875m² **Reference ID :** 340 / 340

Total peace and quiet, stunning views and walking distance to Valbonne village is what this beautifully kept villa of appr 200m2 offers.

Situated on top of a secured domain without any vis-a-vis on large grounds of 3875m2 the villa comprises on the ground floor an entry hall leading off to the living room with fireplace, dining room and fully equipped kitchen all opening up to the (covered_ terraces and the pool area.

Master bedroom with dressing and en-suite bathroom and a second bedroom currently in use as office.

Access to the large 2 car garage.

Upstairs are 3 more large bedrooms, one with en-suite shower room, the other 2 share a bathroom, all with access to private terraces or balcony. A well equipped laundry room completes this level.

Lovely large garden with large terraces, lawned ares, an 11x5m heated swimming pool and an outhouse with sauna and shower. Parking for several cars.

Valbonne village is an easy 2km stroll, various shops are at the entry to the domain, Sophia Antipolis is a mere 5 minute drive and the airport just 20 minutes.

All in all a wonderful property, well worth a visit!

Features :

SAS astrid segaar immobilier
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TVA intracommunautaire : FR28752484360
SIRET : 752 484 360 00017 – SAS capital de 1000 €

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|------------------|----------------|----------------------|------------------|
| Air-conditioning | Double glazing | Fireplace | Internet |
| Barbecue | | Irrigation sprinkler | Outdoor lighting |
| Alarm system | Electric gate | Intercom | Video security |
| Sauna | Swimming pool | | |

Area`s:

| | | | |
|-----------|---------------|----------------|--------------------|
| 1 Hall | 1 Living-room | 1 Dining room | 1 Equipped kitchen |
| 5 Bedroom | 3 Bathroom | 1 Laundry room | 2 Garage |
| 1 Sauna | 1 Land | | |

Nearby:

| | | | |
|-------------------------|-------------------------|-------------------|--------------------------|
| Airport (20 minutes) | Beach (10 minutes) | Golf (10 minutes) | Public pool (300 metres) |
| Supermarket (3 minutes) | Town centre (5 minutes) | | |

Energy - Conventional consumption Class : C

Energy - Emissions estimate Class : A

Electricity : 1

Housing Tax : 1.895 € / year

Energy - Conventional consumption : 110 kWh/m².year

Energy - Emissions estimate : 3 kg éqCO₂/m².year



See more

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