

Antibes – Provence-Alpes-Côte d'Azur

# Waterfront property on the Cap d'Antibes

Objektnummer: 82760151



KAUFPREIS: 5.800.000 EUR • WOHNFLÄCHE: ca. 300 m<sup>2</sup> • ZIMMER: 11 • GRUNDSTÜCK: 1.221 m<sup>2</sup>

Objektnummer: 82760151 - 06160 Antibes – Provence-Alpes-Côte d'Azur

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## Auf einen Blick

|              |            |
|--------------|------------|
| Objektnummer | 82760151   |
| Wohnfläche   | ca. 300 m² |
| Zimmer       | 11         |
| Baujahr      | 1940       |

|                       |               |
|-----------------------|---------------|
| Kaufpreis             | 5.800.000 EUR |
| Haustyp               | Villa         |
| Gesamtfläche          | ca. 300 m²    |
| Zustand der Immobilie | gepflegt      |
| Ausstattung           | Schwimmbad    |

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## Auf einen Blick: Energiedaten

| Befuerung | Elektro | Energieausweis                 | Verbrauchsausweis |
|-----------|---------|--------------------------------|-------------------|
|           |         | Endenergie-<br>verbrauch       | 238 kWh/m²a       |
|           |         | Energie-<br>Effizienzklasse    | D                 |
|           |         | Baujahr laut<br>Energieausweis | 1940              |

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## Die Immobilie



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## Die Immobilie



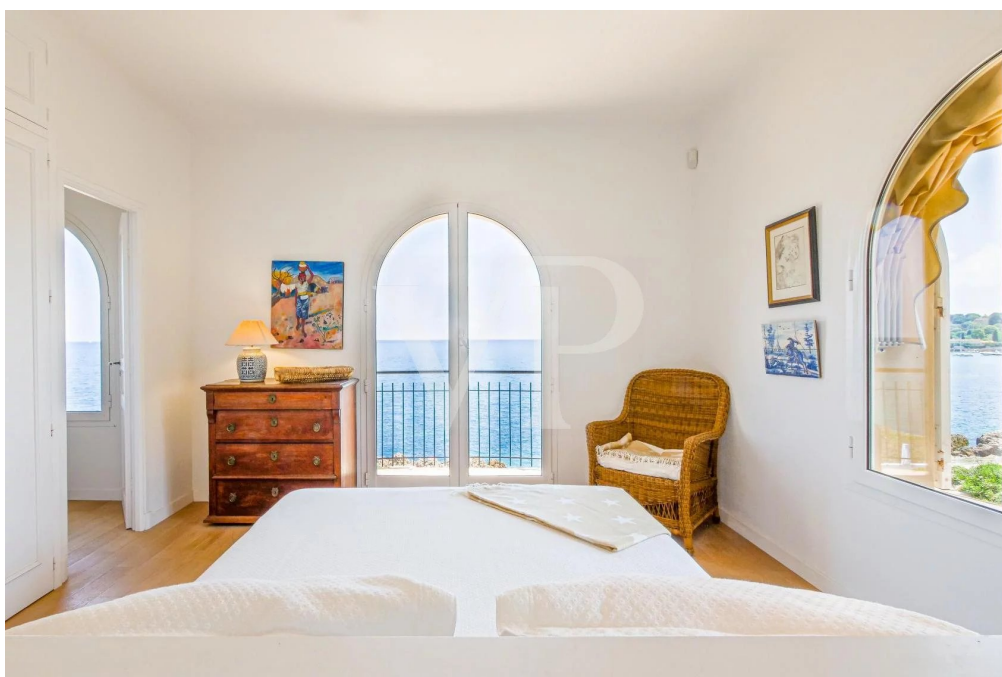
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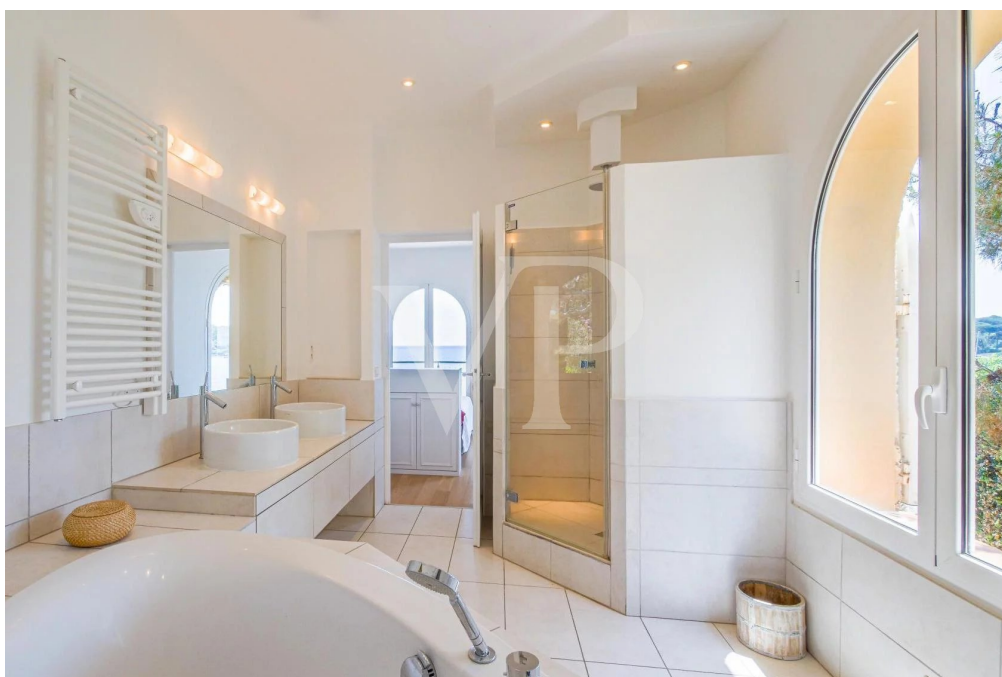
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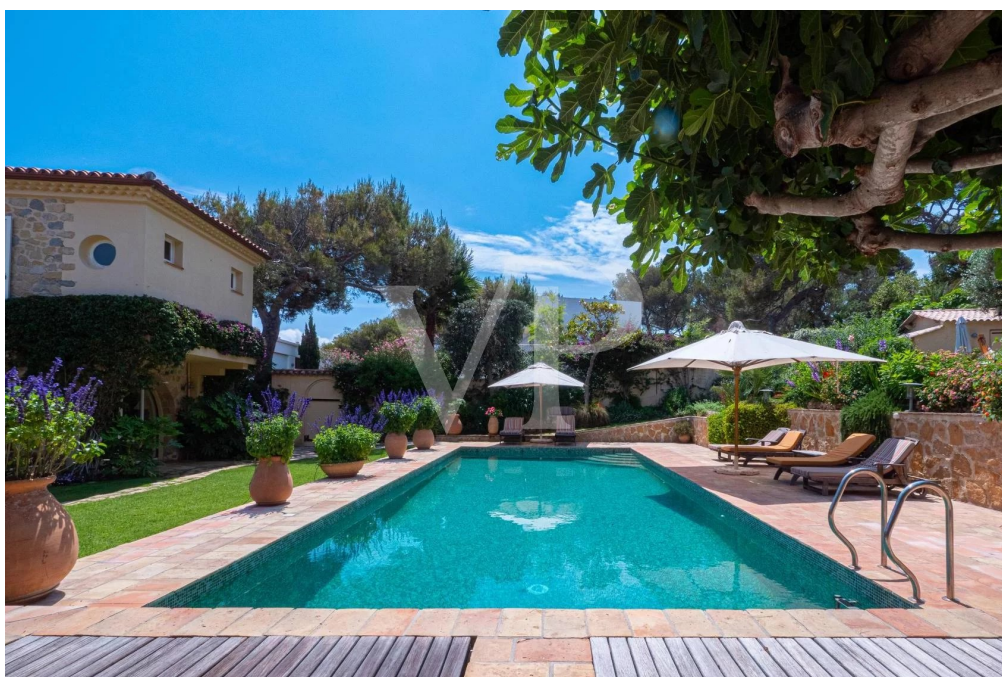
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## Ein erster Eindruck

Stunning views of the Mediterranean from this beautiful villa full of charm, surrounded by a lush garden. Ideally located, just by the sea, it is close to beaches, restaurants and local shops. Built in the early 20th century the property has links to Japanese royalty.

On 3 levels, the villa comprises: a spacious living room facing the sea, an open plan kitchen and a separate and bright dining room with views of the lovely garden, a master suite with its own terrace and study, and another 5 ensuite bedrooms. Self contained one bedroom apartment. Laundry room. Garage.

Landscaped garden with centuries old pines and other Mediterranean species. Beautiful and completely private pool area with heated salt water pool. A little piece of paradise.

The Cap d'Antibes, once the playground of the likes of Scott and Zelda Fitzgerald, William Somerset Maugham, Guy de Maupassant, Claude Monet, and Pablo Picasso, it still attracts the beautiful people of this world and is among the most desirable places to live on the Cote d'Azur.

The peninsula has managed to preserve a wild aspect that today makes all its charm: with its limestone cliffs, its deep coves and a majestic coastline.

Information on the risks to which this property is exposed is available on the Géorisques website: [www.georisques.gouv.fr](http://www.georisques.gouv.fr)

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## Ansprechpartner

Weitere Informationen erhalten Sie über Ihren Ansprechpartner:

Martina Aniansson & Marc Sebastian Aniansson

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