Click to view MFH-PROHWNC84880084

# Stunning Villa With Garden -Cannes Palm Beach

Cannes, Alpes-Maritimes, Provence-Alpes-Cote-d'Azur



€2,770,000

inc. of agency fees

**152** sqm

**0.02** ha

\*RARE\* Authentic house in very good condition, located just a few dozen meters from the sea, close to shops and in one of Cannes'...

### At a Glance

Reference MIFF

MFH-

PROHWNC84880084

Near to Cannes

Land

0.02 ha

Pool No

**Price** €2,770,000

Hab.Space 152 sqm

Land Tax N/A

### **Property Description**

Authentic house in very good condition, located just a few dozen meters from the sea, close to

shops and in one of Cannes' most sought-after neighborhoods.

As you enter the garden level, you'll be greeted by a vast living room with a magnificent

fireplace, creating a warm and friendly atmosphere. The living room opens onto a 100 m<sup>2</sup>

garden, a true haven of peace where you can enjoy moments of outdoor relaxation.

The dining room is adjacent to the living room and offers a fully equipped, open-plan kitchen.

The second floor boasts high ceilings and is divided into four bedrooms, including a master

suite. This benefits from direct access to the terrace, offering unobstructed sea views, and is

accompanied by a private bathroom. A second bedroom, also with access to the terrace, has

its own shower room. This floor is completed by two spacious, bright bedrooms.

Finally, on the top level, a large converted attic offers space for an additional bedroom with its

own shower room and WC, perfect for welcoming guests or creating an independent living

space.

The tranquility and exceptional living environment of this unique property is sure to seduce

you.

This property is sold with a garage.

Come and visit without delay!

### **Summary**

Property type: House

Price €2,770,000

## **Key Information**

Internal Area: 152 sqm

Land Area: 0.02 ha

Property Features:

• Air-conditioning

Has Air

Yes

Conditioning?

**Location: Provence-Alpes-Cote-d'Azur** 



# Gallery

































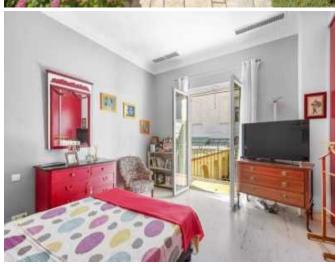












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C. BAUER - Sunday Times

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#### S. and L. BROWN



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