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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 MFH-
PROHWNC84880084

Land 0.02 ha

Near to Cannes

Pool No

Price €2,770,000

Hab.Space 152 sqm

Land Tax N/A

Property Description

RARE

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 m² 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
Conditioning? Yes

Location: Provence-Alpes-Cote-d'Azur



Gallery









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The purchase process typically starts once you've visited a property with one of our agents and you made an offer on a property. Once your offer has been accepted, the property will come off the market and our local bilingual expert will liaise with you and the notaire. The compulsory searches are at the charge of the owner / vendor and are carried out at this stage.

You would have already been informed about the property taxes and legal fees (that incl. the stamp duty).

The agency fees are already included in the listed price on this document, there's no premium for the superior service we offer. You don't have to pay the deposit until the 'pre-contract' has been signed, and the 10 days cooling off period has expired. It takes an average of three months to buy a property in France.

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C. BAUER – Sunday Times

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S. and L. BROWN



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