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## Charming Single-story Villa With Annexes, Pool, And Landscaped Garden...

Roquefort-les-Pins , Alpes-Maritimes , Provence-Alpes-Cote-d'Azur



**€1,560,000**

inc. of agency fees

255 sqm

Discover this beautiful single-story villa, ideally located in a sought-after residential area near the village. This property...

### At a Glance

**Reference** MFH-  
PROHWVB85441140

**Near to** Roquefort-les-  
Pins

**Pool** Yes

**Price** €1,560,000

**Hab.Space** 255 sqm

**Land Tax** N/A

### Property Description

Discover this beautiful single-story villa, ideally located in a sought-after residential area near the village. This property combines comfort, elegance, and functionality, offering high-quality features:

Spacious and welcoming living areas: a bright entrance hall, a luminous living room with a fireplace and a small mezzanine, a dining room, and a fully equipped independent Provençal kitchen.

Sleeping area: a hallway leads to 4 lovely bedrooms, 2 of which are en-suite with their own bathrooms (one featuring a whirlpool tub). There is also an additional shower room, a separate toilet, and plenty of storage space.

Additional features of the property include:

A charming annex converted into an independent studio, perfect for guests or rental purposes.

An independent workshop, which can be connected to the main house if desired.

The property sits on a beautifully landscaped plot of approximately 2,132 m<sup>2</sup>, completely private and not overlooked. The grounds include a swimming pool, a fully equipped pool house, and practical amenities such as a pergola for 3 cars, a carport for 2 cars, and multiple parking spaces.

This rare property, both charming and functional, is a must-see!

## Summary

Property type: House  
Price €1,560,000

## Key Information

Year Built: 1972  
Internal Area: 255 sqm

Property Features:

- Air-conditioning

Swimming Pool? Yes

Has Air Conditioning? Yes

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



## Gallery

















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**S. and L. BROWN**



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