

Mandelieu-la-Napoule – Provence-Alpes-Cote d'Azur

# Exceptional Villa with Sea View in Mandelieu

*Property ID: 86140713*



**PURCHASE PRICE: 3.190.000 EUR • LIVING SPACE: ca. 250 m<sup>2</sup> • ROOMS: 8**

Property ID: 86140713 - 06210 Mandelieu-la-Napoule – Provence-Alpes-Cote d'Azur

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## At a glance

|                 |                                       |
|-----------------|---------------------------------------|
| Property ID     | 86140713                              |
| Living Space    | ca. 250 m²                            |
| Rooms           | 8                                     |
| Bedrooms        | 5                                     |
| Bathrooms       | 3                                     |
| Type of parking | 1 x Outdoor parking space, 1 x Garage |

|                |                          |
|----------------|--------------------------|
| Purchase Price | 3.190.000 EUR            |
| Total Space    | ca. 250 m²               |
| Usable Space   | ca. 1.440 m²             |
| Equipment      | Swimming pool, Fireplace |

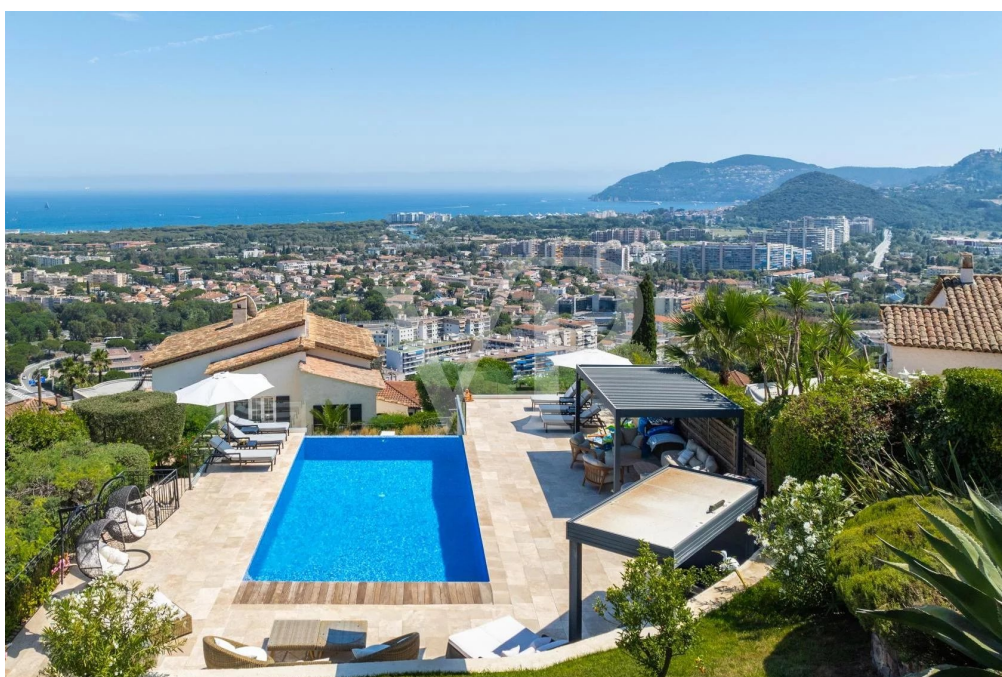
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## Energy Data

|              |          |                          |                                |
|--------------|----------|--------------------------|--------------------------------|
| Power Source | Electric | Energy Certificate       | Energy consumption certificate |
|              |          | Final energy consumption | 108 kWh/m²a                    |
|              |          | Energy efficiency class  | B                              |

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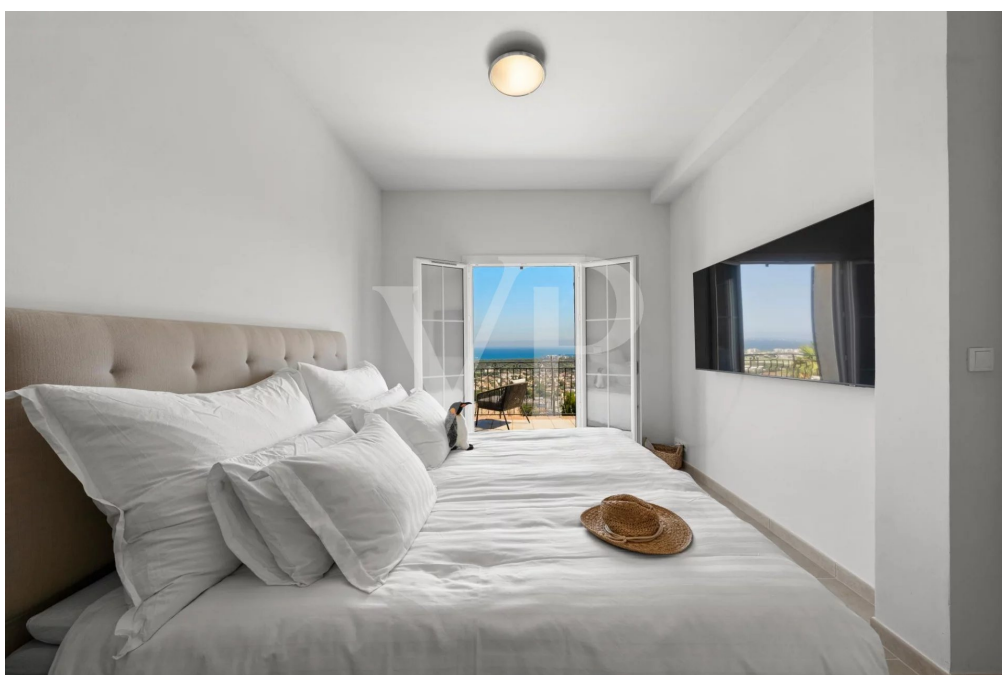
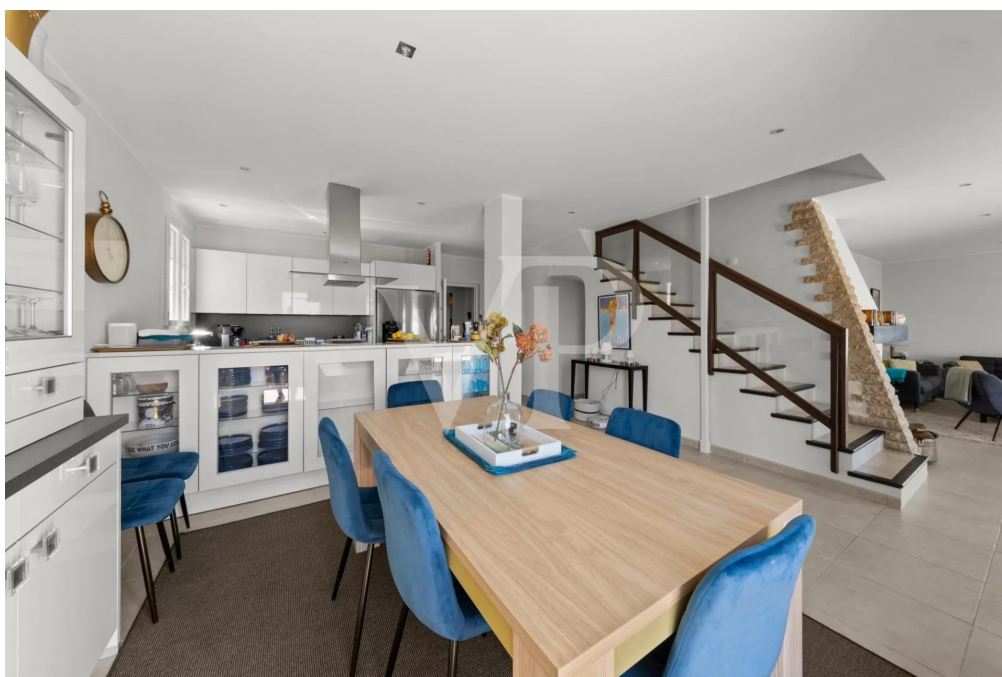
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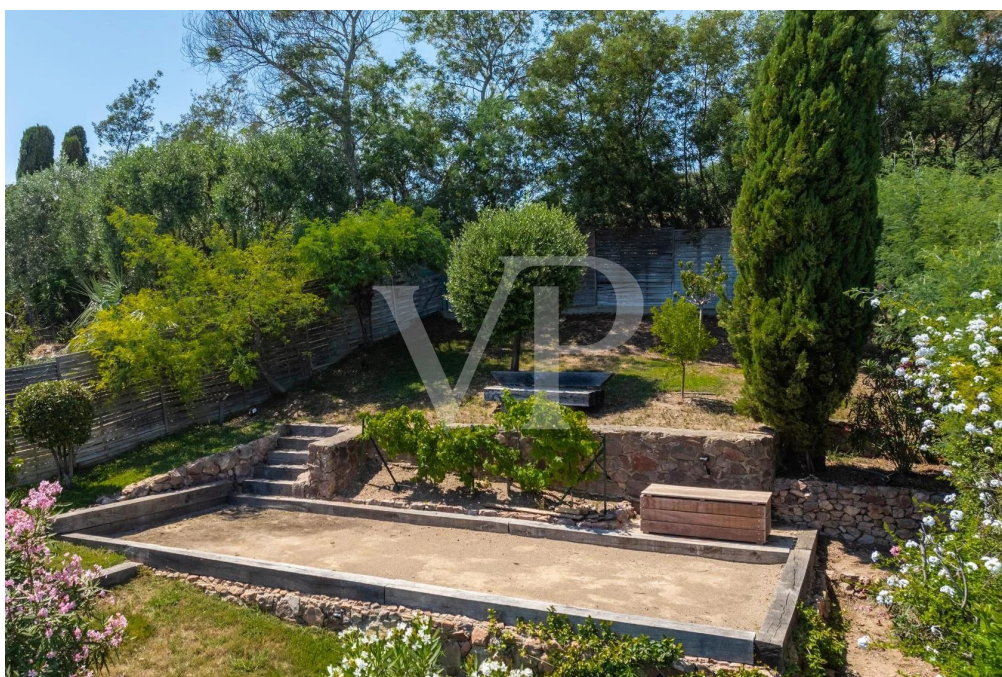
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## A first impression

Nestled in a sought-after residential area of Mandelieu, this beautiful villa of approximately 250m2 offers an unparalleled quality of life, with a panoramic sea view facing south.

Set on a 1440m2 plot, the property features high-end amenities: five bedrooms and three bathrooms, a stunning swimming pool, a pétanque court, as well as a closed double garage and three outdoor parking spaces.

The dream place for vacation where everything is nearby: the sea and the beaches, several golf courses, city center, Nice airport just 25 minutes away, Cannes center 15 minutes away ...

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## Contact partner

For further information, please contact your contact person:

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