

# SUPERB VILLA WITH SWIMMING POOL PANORAMIC VIEW



165 m<sup>2</sup> — 6 rooms — 7 bedrooms

Reference : G4316

We offer you this SUPERB villa in the town of Sainte Agnès, 10 minutes from the city center of Menton, in PERFECT condition built in 2011, with DIRECT ACCESS, comprising 6 main rooms, built on 2 levels with a surface area totaling 165m<sup>2</sup>, living room with American kitchen of 46m<sup>2</sup>, parental suite of 30m<sup>2</sup>, 4 other bedrooms, 3 shower rooms.

Garage with direct access, superb SWIMMING POOL, summer kitchen with numerous TERRACES enjoying a PANORAMIC view.

You will benefit from a LAND surrounding the villa of 1.500m<sup>2</sup> with trees.

In absolute calm, RARE PRODUCT!

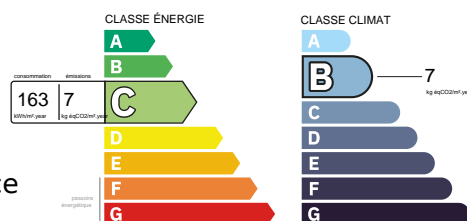
Possibility of acquiring a second house on neighboring land.

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

1,378,000 €

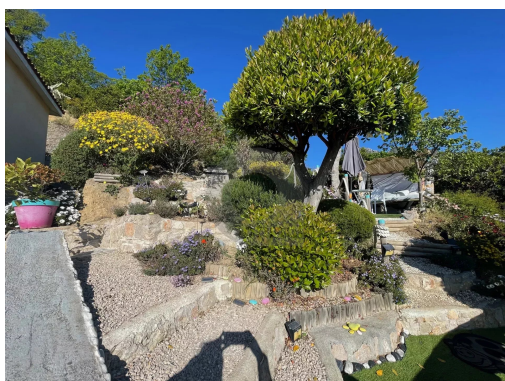


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Phone : +33 4 93 97 87 70



Not contractual information

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