



HOFBORG PROPERTIES

## Sale villa Cap d'Antibes

3 590 000 Euros



Villa with private garden and pool

Beautiful Californian-style villa located on the prestigious Cap d'Antibes, a 2-minute drive from the sandy beaches. The villa enjoys an ideal environment, with total calm and in the middle of a residential area. Shops, restaurants and the old Antibes are a 4-minute drive away.

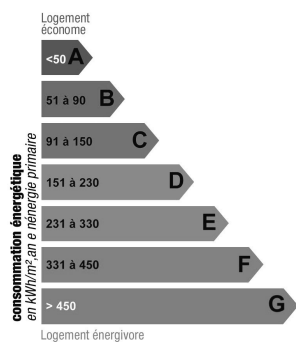
In California style, it develops an area of about 300 m<sup>2</sup> on 2 levels. It offers a flat garden of 2000 m<sup>2</sup>, a large swimming pool and a sea view. The house consists of an entrance, a large living room with terrace overlooking the sea view, a dining room, a fully equipped kitchen, an office, a TV lounge, 6 bedrooms and 5 bathrooms. Garage, parking spaces. alarm.

Ref. CLLO

### Detail

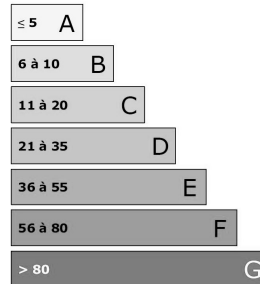
|                        |               |                     |                  |
|------------------------|---------------|---------------------|------------------|
| House style            | Neo-provencal | Orientation         | South , East     |
| Living surface         | 300 sqm       | Swimming-pool       | Oui              |
| Number of persons      | 12            | Heating type        | air conditioning |
| Gadren surface         | 1500 sqm      | Air conditioning    | Oui              |
| Year of construction   | -             | Internet            | Oui              |
| Number of bedrooms     | 6             | Alarm               | Oui              |
| Number of double bed   | -             | Safety box          | Non              |
| Number of simple bed   | -             | Garage              | Non              |
| Number of bathrooms    | 5             | Parking             | Oui              |
| Number of shower-rooms | -             | Dependences         | Non              |
| Floor                  | -             | Distance to the sea | 500 m            |
| Nimber of floors       | 2             |                     |                  |

### Energy consumption



Unit : kWhEP/sqm.year

Faible émission de GES



Forte émission de GES

Unit : kgeqCO2/sqm.year

## Photos





