

Villa Roquebrune-Cap-Martin

Sea view villa, just minutes from Monaco

Price: 1 170 000 €

110m² (1184sq ft)



Description:

Sea View Villa for Sale in Roquebrune-Cap-Martin

A Peaceful Riviera Escape Just Minutes from Monaco

A Nature Lover's Retreat with Sea Views near Golfe Bleu

Looking for an **apartment-villa for sale in Roquebrune-Cap-Martin** near the beaches and Monaco? This **charming 110 sqm property** is a rare opportunity for those seeking peace, privacy, and panoramic views of the Silver Sea and Cap Martin peninsula.

Located just **5 minutes by car from Monaco** and a **5-minute walk to the beaches of Golfe**

Bleu, the villa is also **20 minutes on foot from Roquebrune's historic old town** - home to traditional restaurants and local charm.

Mediterranean Living with Space to Expand

This **south-facing villa with sea views** sits on a **1,123 sqm plot** and includes **three additional outbuildings** with water and electricity - ideal for creative projects or future development. The main residence spans three levels and includes:

Property Highlights:

- **110 sqm villa on 3 levels** - Well maintained and filled with natural light
- **Open Kitchen & Dining Area** - Perfect for relaxed entertaining
- **3 small outbuildings** - All with electricity and water
- **Living room of 36 sqm** - Opens onto large sun-drenched terraces
- **Terraces with stunning open views** - South-facing over the sea
- **2 Parking Spaces** - Plus visitor parking
- **3 Bedrooms & 3 Bathrooms** - Including showers and one full bath
- **Land with fruit trees** - Quiet, fenced, and full of Mediterranean charm

Prime Location - Close to Monaco, Beaches & Shops

- **5 Minutes by car to Monaco**
- **5 Minutes on foot to the beach** - Golfe Bleu coastline
- **20 Minutes on foot to Roquebrune Old Town**
- **Close to shops, schools, and nature trails**

This **villa in Roquebrune-Cap-Martin** is an ideal property for those who love nature, sea views, and a peaceful Riviera lifestyle — with the bonus of a **bargain price and real investment potential**.

Features & Extras

- **Fireplace**
- **Double Glazing & Reinforced Door**
- **Automatic Gate & Visitor Parking**
- **Calm, Quiet Neighbourhood**
- **Laundry Room, Cellars, Fenced Garden**
- **Swimming Pool Possibility & Extension Potential**

This is your haven above the sea - where you can sleep under the stars, hear birdsong in the morning, and truly disconnect from the city noise.

☐ **Contact ISM Property today to schedule your private viewing of this peaceful retreat.**

Reference ad: golf-bleu3

Year of construction:

DPE: N/C

GES: N/C

Charges:

00

Taxes:

1500€ /year

Details:

- ▶ 1 Bathroom
- ▶ 1 Kitchen
- ▶ 2 Parking
- ▶ 1 Living room

- ▶ 3 Cellar
- ▶ 1 Dining room
- ▶ 3 Terrace

- ▶ 4 WC
- ▶ 3 Bedroom
- ▶ 2 Shower

Features:

- Fireplace
- Double glazing
- Reinforced door
- Marked
- Quiet neighborhood

- Automatic gate
- Laundry room
- Visitor parking
- Divisible parcel

- Bedroom on ground floor
 - Calm
 - Fenced
 - Fruit trees
-

Map:





