

Villa Roquebrune-Cap-Martin

French Riviera ,open sea view and view over Monaco , villa with pool

Price: 3 500 000 €

250m² (2691sq ft)



Description:

Provençal Villa Overlooking Monaco - For Sale in Roquebrune-Cap-Martin

Character Property with Pool, Guest Apartment, and Stunning Sea Views

This magnificent Provençal-style villa offers panoramic views over the Mediterranean and the Principality of Monaco, just 10 minutes away. Set in a quiet and private location, this exceptional property combines charm, comfort, and luxury outdoor living.

With 200 sqm of interior space and multiple terraces, this residence is ideal for those seeking both tranquillity and proximity to Monaco. The villa includes a guest apartment, a spacious gym, and an illuminated pool with summer kitchen and jacuzzi bench.

Property Highlights:

- 200 sqm of interior living space across multiple levels
- Formal dining room and fully equipped kitchen
- 25 sqm gym with access to large terrace
- Water reservoir, cellar space, and secure gated entry
- Landscaped plot with fruit trees and panoramic views
- 3 bedrooms | 3 bathrooms | 4 WCs
- Illuminated pool with summer kitchen, technical room, shower, and WC
- Cathedral-style living room with fireplace
- Guest apartment with kitchen, bathroom, and private terrace
- Double garage + additional garage + multiple outdoor parking spaces

Prime Location & Lifestyle

- Located in a quiet residential area with no overlooking neighbours
- 10 minutes to Monaco, close to beaches and Saint-Jean-Cap-Ferrat
- Ideal for entertaining, relaxing, and enjoying Riviera life

Whether you're drawn by the architecture, the space, or the views - this villa offers a truly exceptional Côte d'Azur experience just moments from Monaco.

📞 **Contact ISM Property to arrange your private viewing.**

Reference ad: jane

Year of construction:

DPE: N/C

GES: N/C

Charges:

Taxes:

Details:

- | | | |
|-----------------|-------------|-----------------|
| ▶ 3 Bathroom | ▶ 3 Garage | ▶ 2 Cellar |
| ▶ 4 WC | ▶ 1 Kitchen | ▶ 1 Dining room |
| ▶ 3 Bedroom | ▶ 6 Parking | ▶ 4 Terrace |
| ▶ 1 Living room | | |

Features:

- | | | |
|----------------------|-------------------|------------------|
| ■ Pool | ■ Fireplace | ■ Automatic gate |
| ■ Pool house | ■ Double glazing | ■ Laundry room |
| ■ Calm | ■ Visitor parking | ■ Absolute calm |
| ■ Fenced | ■ Marked | ■ Fruit trees |
| ■ Quiet neighborhood | | |

Map:





