



Villa

SAINT FRANCOIS (971)

2 786 000 €\*

\* Agency fees to be paid by the seller



335 m<sup>2</sup>



8 pièce(s)



5 chambre(s)

## PROPERTY DESCRIPTION

SAINT FRANCOIS, privileged area, magnificent architect-designed villa from 2023 SEA VIEW on 1700 m<sup>2</sup> of enclosed and wooded land, beach within walking distance. Avoid the construction of this superb Saint Barth style villa... Ultra modern with its high framework, its immense living room with fully equipped and fitted kitchen Schmidt opens onto a large terrace and its magnificent infinity pool with panoramic sea view Where wherever you are, the sea view as far as the eye can see... Everything is designed to relax. A roof top with jacuzzi, a Zen Garden and a pétanque court, all in an enclosed green setting. All rooms are spacious and bright. 5 air-conditioned bedrooms in total in the villa, one of which serves as an office: 4 Masters, two of which have dressing rooms and each with their own bathroom. Independent visitor WC. Sports and games room. Wine cellar. In fact, it has everything you want... Very famous brand furniture can also be purchased. Everything is decorated with great taste. You can park several cars and 3 in the triple garage closed by electric shutters + Carpor. Outdoor room 2 city water and rain tanks of 2000L each. Electric water heater. MicroStation Automated portal with videophone. All materials are of quality still under ten years old. Anti-seismic and cyclonic. Close to entertainment, shops and beaches. But let's leave room for dreams and come visit it... Photos on request after telephone interview, so call me You know me for selling superb properties, this one is still one of them Laurence WERNER your Real Estate Advisor CAPIFRANCE Prestige Specialist since 10 years <http://laurence.werner.capifrance.fr> Fees are the responsibility of the seller.

Les informations sur les risques auxquels ce bien est exposé sont disponibles sur le site Géorisques : [www.georisques.gouv.fr](http://www.georisques.gouv.fr).

\*\* ENGLISH SPEAKERS: please note that Capifrance has an international department that can help with translations. To see our range of 20,000 properties for sale in France, please visit our Capifrance website directly. We look forward to finding your dream home!



**Laurence WERNER**

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Agent

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## LE BIEN EN IMAGES



## DETAILS

### GENERAL

Reference ..... 846585

Property type ..... Villa

Year of construction ..... 2023

Vue dégagée, Panoramique, sur Jardin, sur Mer, sur  
Piscine

### SURFACES

Living space ..... 335 m²

Surface Carrez Law ..... 335 m²

Living room surface ..... 100 m²

Land surface ..... 1700 m²

### COMPOSITION

Number of rooms ..... 8

Number of bedrooms ..... 5

Toilets count ..... 6

Washrooms ..... 4

Terrace ..... 1

### APPENDIX

Parking ..... extérieur

Parking space ..... 1

Garage ..... 1

Videophone ..... Oui

### SERVICES

Kitchen ..... américaine

Swimming-pool ..... Yes



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SAS au capital de 100.000 euros

Ces éléments sont donnés à titre indicatif et de bonne foi et n'ont aucune valeur contractuelle