



# LUXURY BY BLUE

INTERNATIONAL REALTY

For sale in Mougins, beautiful villa to renovate with swimming pool

**Mougins - 1 495 000 €**

Ref. 7461216

Discover this magnificent villa for sale, offering around 338 m<sup>2</sup> of living space on a plot of around 3689 m<sup>2</sup>, set in a peaceful hilltop location with open views.

Take advantage of the beautiful 11m x 6m swimming pool for relaxing moments in complete tranquillity.

Built in 1988, this property is divided into two distinct sections. The main part of 253 m<sup>2</sup> comprises an entrance hall, a lounge, a dining room, a separate kitchen, six suites including a master suite, four shower rooms, toilets, a storeroom and a summer kitchen. Each bedroom has access to the outside.

The villa also includes an independent flat of around 85 m<sup>2</sup> with its own entrance. This space comprises two bedrooms, two shower rooms, a living/dining room, kitchen, dressing room, WC, terrace and garden.

This vast, charming house offers incredible potential. This is a must-see property.

Living area : 338 m<sup>2</sup>

Bedrooms : 8

Surface area of land : 3689.00 m<sup>2</sup>

Exposition : East

Rooms : 10

✓Swimming pool

Property tax : 4 800 €

Fees payable by vendor



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