



## LUXURY BY BLUE

INTERNATIONAL REALTY

Stunning Provençale-style villa in Mougins, with breathtaking views of the surrounding hills



Mougins - 1 550 000 €

Ref. 83407131

Discover this superb 250m<sup>2</sup> property set in 1625m<sup>2</sup> of land, ideally positioned close to all amenities and all main access routes. Nestled in a peaceful setting, this villa offers total privacy and comprises two semi-detached houses sold as a single property.

The first house features a bright living/dining room, a functional kitchen and three spacious bedrooms with en suite bathrooms. The second house features a vast living/dining room with cathedral ceiling, a modern fitted kitchen, a study, a storeroom and a master bedroom with dressing room and private shower room. There is also a mezzanine and, upstairs, two bedrooms with en suite shower rooms and dressing rooms, and a third bedroom with shower room and patio.

The carefully landscaped grounds include a refreshing swimming pool, a relaxing jacuzzi, a summer kitchen perfect for entertaining, a vegetable garden, a petanque area, a large closed garage of almost 70m<sup>2</sup>, as well as several parking spaces.

This property is a haven of peace, offering comfort, practicality and elegance. Don't miss the



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opportunity to become the owner of this exceptional villa.

Living area : 250 m<sup>2</sup>

Bedrooms : 7

Surface area of land : 1625.00 m<sup>2</sup>

Exposition : South

Rooms : 10

✓Cave

✓Swimming pool

Fees payable by vendor



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