

# NICE PROPERTIES

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**Villa Cannes - 6 rooms(s) - 250m<sup>2</sup>**

**3.950.000 €**



MOUGINS / ROYAL GOLF : In the heart of the prestigious gated estates of the Royal Mougins Golf Club, you will be seduced by this superb 300sqm villa on a beautiful property with an infinity pool. A true haven of peace, this property has fabulous volumes and a contemporary interior that offers complete serenity. The villa is comprised of a double sized living room, dining room, kitchen with a back kitchen, 4 bedrooms, 3 showers, a master bedroom with bathroom, closet and private terrace. Independent studio and garage. Pure charm!

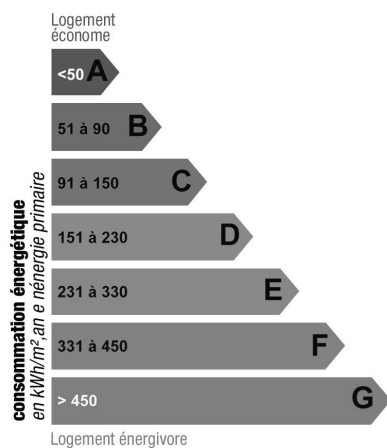
Ref: MCA-3170

Services : Alarm, Barbecue, Blinds, Electric gate, Interphone, Irrigation, Jacuzzi, Pool, Reinforced door, Videophone

## Detailed description

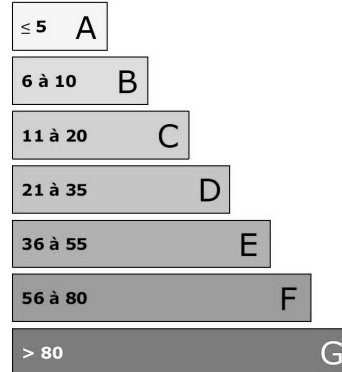
Surface	250 m <sup>2</sup>	Living room surface area	NC
Terrain	NC	Terrace(s)	no
Style	Neo-provencal	Exposure	south - south - west
Level(s)	3	View	Country, Park
Adjoining	Individual	Heating	Fuel
Condition	Excellent	Hot water	Water heater
Rooms(s)	6	Parking	no
Bedroom(s)	4	Garage	1
Bathroom(s)	3	Cellar	no
Toilet(s)	4	Property tax	3128.00 €

## Energy consumption



Energy consumption (primary energy) for heating, production of hot water and cooling.  
Unit of measure : kWhEP/m<sup>2</sup>.an

### Faible émission de GES



### Forte émission de GES

Energy consumption (primary energy) for heating, production of hot water and cooling.  
Unit of measure : kWhEP/m<sup>2</sup>.an

## Photos

