



## LUXURY BY BLUE

INTERNATIONAL REALTY

Luxury new apartment-villa for sale in Cap d'Antibes



Antibes - 4 800 000 €

Ref. 8112392

Treat yourself to luxury living in this magnificent apartment-villa located in a prestigious residence of only 9 apartments in Cap d'Antibes. Nestled in 5000 m<sup>2</sup> of landscaped parkland, this prestigious property offers 24-hour security, a heated swimming pool, a gym with top-of-the-range equipment and basement garages.

This garden apartment-villa has a private garden of 290 m<sup>2</sup> with a private pool accessible from the living room. It is a low energy building (BBC) equipped with the latest technology in terms of insulation, soundproofing and heating, ensuring a reduced environmental impact. The property will also benefit from a full sound system, interior camera surveillance and a home automation system that allows remote control of most of the equipment.

The property extends to 211 sqm in a duplex and has an entrance hall, a large living and dining room with a semi-open kitchen, a storeroom and a laundry room as well as four en suite bedrooms. The kitchen is equipped with luxury fittings and top-of-the-range equipment. All the bedrooms have fitted wardrobes or dressing rooms, as well as en suite bathrooms. The services and finishes are of the highest quality, the equivalent of a 5-star palace.

The delivery of this exceptional property is scheduled for December 2023. Don't miss this opportunity to live in absolute luxury on the French Riviera.



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Living area : 211 m<sup>2</sup>

Bedrooms : 4

Exposition : South-east

Rooms : 5

✓Swimming pool ✓Terrace

Fees payable by vendor



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