

# B

## LUXURY BY BLUE

INTERNATIONAL REALTY

Eze Village, 4 rooms, Roof Terrace with Sea View



Èze - 1 757 000 €

Ref. 86398755

Overlooking the famous village of Eze and offering a magical view of the castle, the Mediterranean Sea, and the village, we are offering this superb 4-room apartment with a roof terrace and magical views in a small, contemporary luxury residence built in a wooded setting with Mediterranean accents, equipped with a swimming pool and a large beach area with a pool house.

Equipped with individual hot/cold ventilation, centralised electric shutters and 80x80cm tiling, this south-east facing apartment overlooks the sea and comprises an entrance hall leading to a beautiful corner living room with open-plan kitchen opening onto a large bay window and a French window on the kitchen side leading to the terrace.

This terrace has a staircase leading to the superb roof terrace of over 70m<sup>2</sup>.

The sleeping area consists of 3 bedrooms, one of which is en suite with its own shower room/toilet opening onto a balcony through a bay window. The second bedroom also opens onto the balcony.

The hallway also leads to a bathroom with bathtub, a laundry room, and a guest toilet.

Two underground garages complete this property located 1 kilometer from the village and its shops, 15 minutes from Monaco, 15 minutes from Mala Beach, and 29 minutes from the airport.



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Surface habitable : 101.26 m<sup>2</sup> Chambres : 3

Exposition : South-east

Pièces : 4

✓Vue mer

✓Terrasse

Les honoraires sont inclus à la charge du vendeur



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