

# VILLA SVETLANA

FRANCE | SOUTH OF FRANCE



**4 Bedrooms**



**8 Guests**



**£11820 - £18910 / week**





- › Air Conditioning
- › Beach within 10 minute walk
- › Chef service available
- › Family villa
- › Gated Pool
- › Heatable Pool
- › Infinity Pool
- › Near shops/restaurants
- › Near the airport
- › Near the beach
- › With seaviews
- › With WIFI

"Perched on a hillside overlooking the shimmering Mediterranean sea, the bay of Villefranche and Cap Ferrat, this exquisite, luxury family villa is a jewel of contemporary design and state-of-the art facilities, within walking distance from the beach, shop and restaurants".

Minimum stay 2 weeks in high season.

This contemporary design property is located just 15 minutes from Nice and Monaco, 25 minutes from Cannes and 40 minutes from the Italian border. It is situated in a central location from which to visit some of the most exquisite perched villages in all of France. Arranged over 3 levels starting from the top floor, the accommodation comprises 4 luxury ensuite bedrooms, bright and spacious living areas with a striking sea view and a splendid heatable infinity pool.

#### ACCOMMODATION

##### **Second Floor** (entrance at road level):

Living/ dining area, TV, large sliding doors to terrace, sea view.

Fully equipped modern open plan kitchen.

Double/ twin bedroom, TV, sliding door to patio, shower room, en suite WC.

Double bedroom, TV, sliding door to terrace, sea view, en suite shower room, separate WC.

##### **First Floor:**

Double/ twin bedroom, large sliding door to pool area, sea view, shower room, en suite WC.

Master double bedroom, TV, sliding door to terrace and pool area, en suite shower room, separate WC.

##### **Ground Floor:**

Large TV room, TV/ DVD/ music centre, window showing bottom of the pool.

##### **Grounds:**

Terraced garden mature trees and small synthetic lawn, panoramic sea views Top floor terrace with parking space for 4 cars. 2 large garages under the house. Covered terrace, outdoor dining facilities, portable gas BBQ. Asymmetrical 6m x 4m heated infinity pool (depth: 1m-1.80m) protected by glass panels, outdoor shower. Sand seating area/ boules pitch on ground level.

#### DISTANCES

Nearest sandy beach: walking distance.

Shops/ restaurants: Villefranche-sur-Mer

Nice airport: 9 km.

Monte Carlo: 16 km.

Menton: 30 km.

Antibes: 30 km.

Cannes: 40 km.

Italy's border: 30 km.