



SAINT-PAUL-DE-VENCE 06570 FRANCE

€1,869,000

150 Years
JOHN D WOOD & CO.

London, Country & International Property

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Set in one of the most sought-after residential areas of Saint-Paul-de-Vence, this stunning villa offers an exceptional living environment, combining absolute tranquillity, total privacy, and breathtaking views. Nestled on a beautifully landscaped plot of over 2,000 m², adorned with Mediterranean vegetation including olive trees, lemon trees, orange trees, and other fruit species, the property offers approximately 300 m² of living space.

**300 m,
Swimming pool, Spa**

€1,869,000



Outdoors, you'll enjoy a 10 x 5-meter infinity pool, a spacious summer terrace with a built-in barbecue, and uninterrupted vistas stretching across the surrounding countryside, the Baous of Saint-Jeannet and La Gaude, all the way to the snow-capped peaks of the Mercantour mountains. The villa comprises, on the garden level, a utility room, a cellar, a shower room with toilet, and two large raw spaces of around 60 m² each, ready to be converted to suit your needs. On the main floor, you'll find an elegant entrance hall, guest WC, a fully equipped independent kitchen, a bright living room with fireplace, one bedroom, a bathroom, and a 30 m² terrace. The upper floor features a master suite with its own bathroom, three additional bedrooms, a shower room, a separate toilet, and another terrace with commanding views. The property is equipped with a town gas heating system, reversible air conditioning, and ample outdoor parking. A rare opportunity on the market, offering space, comfort, and the art of living in a truly exceptional natural setting.



