



MOUGINS 06250 FRANCE

€2,150,000

150 Years

JOHN D WOOD & CO.

London, Country & International Property

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Join-sole agent. Nestled in a sought-after residential environment in absolute tranquility, this elegant property of around a total of 246 m² offers a privileged lifestyle in the heart of beautifully landscaped grounds entirely fenced of approximately 2,500 sqm, benefiting from a southwest exposure and pleasant open views over the surrounding greenery. Set over two levels, the villa impresses with its harmonious volumes and fluid layout. The garden level features a bright reception area comprising a living room with fireplace and an open-plan kitchen, all seamlessly opening onto terraces and the garden. A master suite on this level ensures comfort and privacy.

**246 m,
2500 m Plot size,
Swimming pool**

€2,150,000



Upstairs, the sleeping area includes several bedrooms as well as a study and shower rooms, providing ideal accommodation for family and guests. Outdoors, the carefully landscaped garden hosts a swimming pool with pool house, inviting relaxation in a preserved natural setting. The property also benefits from a caretaker's house of around 40 m² and a workshop with a gym, offering remarkable flexibility for hosting or creating dedicated spaces according to needs. The villa features quality amenities including air conditioning, alarm system, fiber optic internet, electric shutters and automatic irrigation, as well as additional annexes including a garage for two cars and additional parking spaces. A charming and complete property, ideal as both a main residence or a holiday home, just minutes from the most sought-after addresses in Mougins.



