

Villa for Sale to Cipressa



800 sqm | Bathrooms: 3 | Bedrooms: 10 | Rooms: 16

Exclusive seafront villa of approximately 800 m2 dominating the hillside property, breathtaking view from all rooms, has the great advantage of having most of the living space on a single floor.

Infinity pool facing the sea, regulation tennis court, parking for 20 cars, double garage and possibility of heliport.

Currently divided into three units, one master unit and two dedicated to welcoming guests.

Villa easy to reach with two roads both from the Aregai port and from San Lorenzo al Mare.

Internal features:

Entrance, three play rooms including a cinema-TV room, music room and billiards room as well as a dining room, three kitchens, one of which is external, Master suite, with solid dussie parquet flooring and adjoining bathroom, eight double bedrooms, study, six bathrooms in fine marble, chromotherapy in the showers, hydromassage. N°2 guest apartments with living room, bedroom and bathroom;

All the furniture was designed and made to measure, wooden wardrobes in the same colour as the walls, wardrobe interiors in dussie like the floor,

Night lighting with step lights and ceiling lighting with spotlights and chandeliers, gym warehouse

External features:

Il presente stampato ha valore puramente indicativo e non costituisce elemento contrattuale nè presupposto contrattuale.

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Infinity pool measuring approximately 18.5 x 9 m, with automatic salt filtration system;
Terraces of approximately 600 m2 overlooking the sea (South terrace, North terrace, East terrace, West terrace);
Patio covered in Roman travertine with statues;
Approximately 20,000 m2 of surrounding fenced land;
Approximately 3,000 m2 of English lawn around the villa;
2 driveway entrances, one pedestrian entrance with ancient Roman staircase;

Parking, Underground garage
Regulation tennis court

Energy Class: D EPgl nren: 76.29 kWh/m2.
Energy Class: D EPgl nren: 74.37 kWh/m2.

Land registry updates possibly in progress. Therefore, all the data reported above do not constitute contractual elements or prerequisites.

Property details

Ref.: 11034	Reason: Sale
Type: Villa	Region: Liguria
Province: Imperia	Municipality: Cipressa
Price: Confidential Negotiation	Total sq.m.: 800 sqm
Bedrooms: 10	Bathrooms: 3
Rooms: 16	Total Floor: 2
Available: Yes	Garage: Double

Features

Tv Antenna	Porch	Tv SAT
Closet	Air-Conditioned	Telephone System
Wiring	Jacuzzi	Shower
Aluminum Frames	Safe-Deposit Box	Sea View



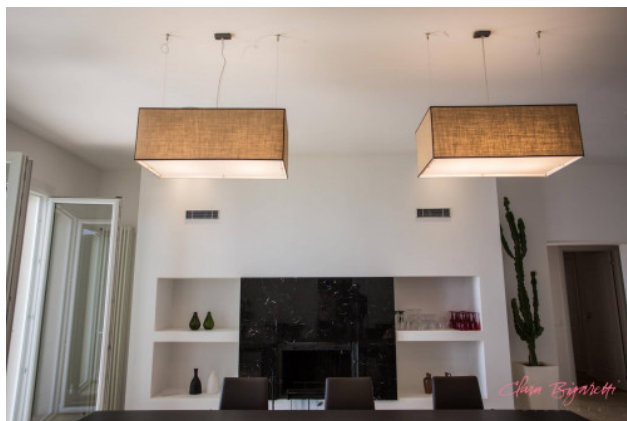
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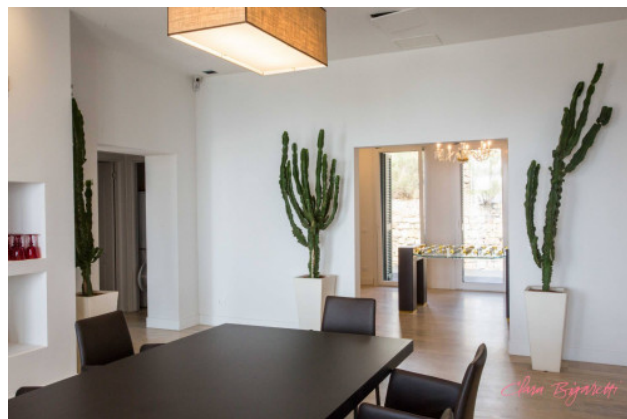
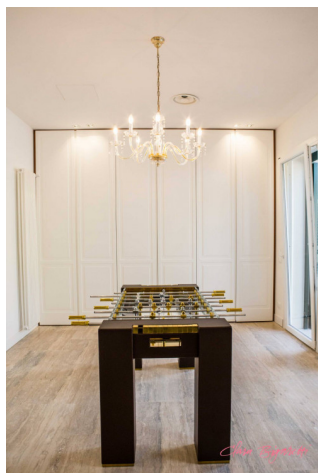
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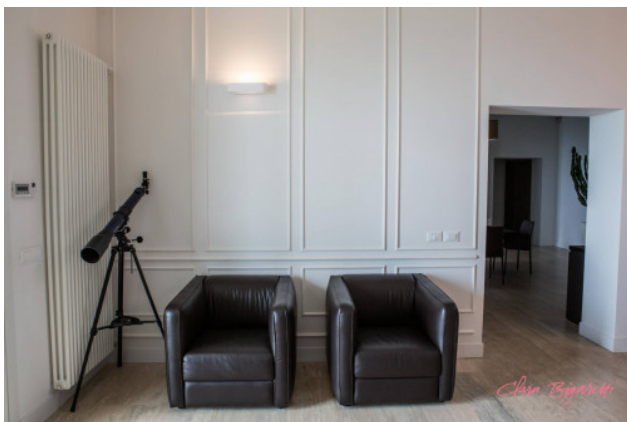
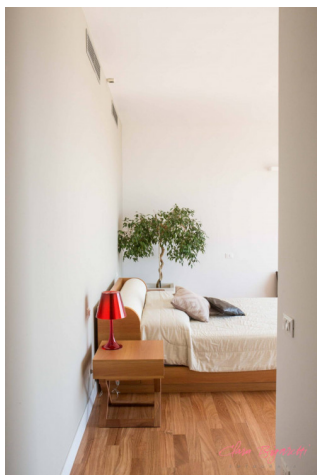
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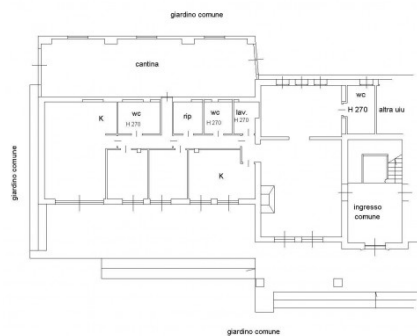
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PIANO TERRENO
R. cm. 3.10



PIANO PRIMO
R. cm. 3.10



PIANO PRIMO SOTTOSTRADA
R. cm. 3.10



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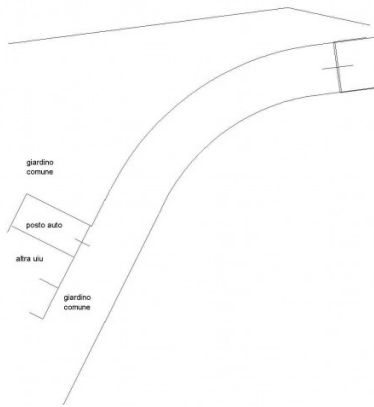
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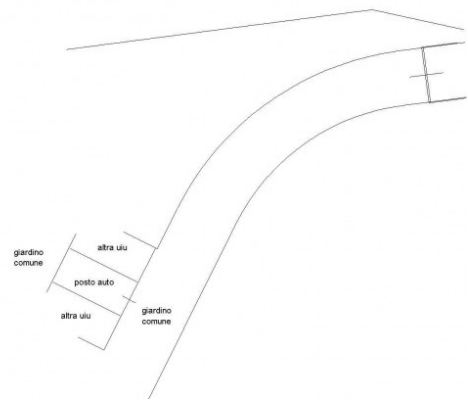
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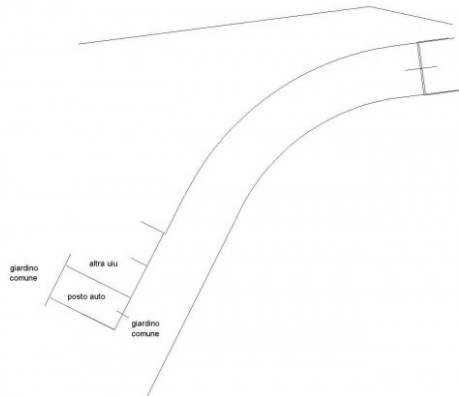
PIANO PRIMO SOTTOSTRADA



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