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# Laroca Immobilier

Place de la Mairie  
66740 Laroque des Albères

**+33 (0)4 68 39 20 94**

www.laroca-immobilier.com - eMail : info@laroca-immobilier.com

**1 280 000 €**

**Villa for sale**

**9 rooms**

**Surface : 290 m²**

**Living room size : 77 m²**

**Land size : 5000 m²**

**Year of construction : 2008**

**Aspect : Sud ouest**

**View : Montagne**

**Hot water : Electrique**

**Inner condition : new**

**External condition : new**

**Roof : tiles**

**Features :**

pool, Bedroom on ground floor, double glazing, Automatic watering system, Automatic gate, Quiet, alarm

6 bedrooms

1 terrace

2 bathrooms

2 showers

5 WC

1 garage

1 parking

1 cellar

Document non contractuel

30/04/2025 - Prix T.T.C



## Villa 3675 Montesquieu-des-Alberes

Detached villa for sale in Montesquieu des Alberes Outstanding and luxurious villa with separate self contained guest house, located in the absolute quietness, with privacy and mountain view, only 400 meters to the bar/restaurant of Montesquieu des Alberes ! Fantastic landscaped garden perfectly mixing terraces and greenery, petanque playground and an upscale heated infinity pool with spa ! The main villa of approx 290 sqm of living space has 5 bedrooms (3 on the ground floor comprising two en suite). The spacious Master bedroom has a dressing room and a large bathroom with shower, spa and sauna as well as French doors onto the main terrace! The 77 sqm living room is organised in three parts (entrance hall, sitting room and dining area). Spacious open plan fitted kitchen with granite work surface. A self contained separate guest house composed of a living room with fitted kitchen, a separate WC two bedrooms and a shower room completes the modern and comfortable benefits of this quality property ! Large 100 sqm basement with storage rooms and technical rooms, with a direct access to the lower part of the garden. An exceptional property with an outstanding outside space, in a privileged environment ! Unique in Montesquieu des Alberes ! Contact



Laroca Immobilier - 65 chemin de la parouquine, 06600 Antibes

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