**Villa Cap d’Antibes**

**A. GENERAL PROPERTY INFORMATION**

1. Title: Renovated Art Deco Villa

2. Location: Cap d’Antibes

3. Type: For Rental / For Sale

4. Reference: CAC

**B. PROPERTY DETAILS**

5. Originally a 1960’s build, this beautiful Art Deco property has just been renovated to the highest standard with beautiful Italian kitchen and marble floors throughout. Surrounded by beautiful gardens and terraces with gorgeous sea views this is a spectacular property in a prime location on the Cap d’Antibes one of the most prestigious places on the Riviera.

**(This needs to be a short description of the property, something like 1-3 paragraphs. It will be shown on a property listing giving a very brief overview of a property)**

6. Description

This 4 bedroom villa has been renovated to the highest standard with the most quality finishes throughout. It has a large entrance hall followed by an open plan lounge and dining area of approx. 60m2. This leads into the beautiful Italian kitchen which has its own separate entrance to the garden.

The bedroom/ office on the ground floor has an access out to a terrace over-looking the pool. Two further bedrooms open out onto the 1st floor terrace with a family bathroom and separate toilet. The master bedroom is 40m2 with an ensuite of 20m2 and it has a large terrace which looks out over the sea.

The exterior or the property has a rooftop terrace, as well as lower balconies and a large manicured garden. The pool can be heated and is surrounded by patio areas with a pool heater for any cool evenings. There is also a Summer kitchen and BBQ for dining al fresco.

The property has 2 separate buildings both with their own access. One is a studio apartment and the 2nd a 2 bedroom apartment with kitchenette and shower. Both have been fitted with reversible AC.

**(This should be a description of the property and where it is located, details of local attractions, restaurants, etc.)**

7. Facilities - 4 bedrooms – sleeps 8 - 4 bathrooms

- Separate 2 bed apmt

- Separate studio

- Modern renovated -kitchen -Dishwasher \* Freezer \* Fridge

- \* Grill \* Hob \* Microwave \* Oven

- Sun loungers

- Roof terrace of 120m2

- Garden of 900m2

- Summer kitchen

- 14 \* 6m pool (heated if required)

- SatelliteTV

- Air-conditioning

- Electric shutters

- Central heating

- Safe

- Internal phone system

- New alarm system

- Private garage as well as parking on driveway

**(This could either be a description or a list of bullet points of the facilities of the property…I think bullets would be better as its easier to read. As long as its consistent between each property.)**

**C. PROPERTY PRICING**

8. Rental Price.

9.

**D. GPS & MAPPING DETAILS \*\*  *I don’t know the long/lat for this one- check with Mark\*\****

10. Longitude:

11. Latitude: