**Villa Graham**

**A. GENERAL PROPERTY INFORMATION**

1. Title: Renovated Modern Villa in a Private Domaine

2. Location: Villefranche sur mer

3. Type: For Rental

4. Reference: VSMG

**B. PROPERTY DETAILS**

5. 4 bedroom luxury villa situated in the hills of Villefranche sur Mer. This villa has been fully renovated to the highest standard and it’s location is second to none. With outstanding views of Villefranche and Cap Ferrat this property is the perfect place to relax and enjoy the beauty of the French Riviera.

Villa Azur is situated in a private secure domain has recently been transformed into a fantastic contemporary home with 4 bedrooms and luxury bathrooms, large heated pool and beautiful dining terrace to spend the evenings.

**(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 property is located just off the Moyenne Corniche in the private gated domain “Le Castellet”. It has stunning sea views from Cap Ferrat through Villefranche. The property is located less than 5 mins from the Col de Villefranche which is a small town with shops and a few restuarants. From here there is public transport into Nice or down to the old town port of Villefranche sur Mer where there is a wide selection of restaurants as well as local markets as well as the beautiful beach.

Public transport links in the area are very good but it is also good to have a car in this area as there is so much to do and explore, from the art, culture and museums in Nice to the historic old town of Eze Village or just the outstanding views all around the Cote d’Azur.

The property itself is a stunning 4 bedroom modern villa surrounded by well-maintained terraces as well as a pool and tiled area outside. When you first enter the villa you truly feel how light and airy it is and its modern open plan living area opening out to the pool and the views from the property makes you catch your breath. The kitchen has everything you could ever require to chef up a perfect meal although a private chef can be arranged at your convenience.

As you go downstairs there is another open plan room with gym equipment as well as games and a large space, perfect also for children. There is one bedroom located down here as well as a separate utility room.

The beautiful curved staircase with port window leads you up to the top floor. There are 3 bedrooms here two large doubles and either a double or a twin. All rooms are ensuite with wardrobe space but the master has a large built in wardrobe. Terrace doors open out to give you a view over the pool and down onto Cap Ferrat. The other double bedroom had a small balcony, the perfect place to enjoy your coffee in the morning.

Villa Azur is in a prime location and has everything you could want for the perfect holiday in the French Riviera, location, views and every comfort you could require.

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

7. Facilities - Air-conditioning,

- central heating,

- safe

- 4 bedrooms – sleeps 8 - 4 bathrooms

- Private covered driveway.

- Dishwasher \* Freezer \* Fridge \* Grill \* Hob \* Microwave \*

Oven \* Integrated wine fridge

- Living room living area seating for 8.

- Dining room seating for 10  
 - Full Bose entertainment system

- Plasma TV

- 6 sun loungers

- Outdoor dining area for 8

- BBQ

- Large pool (heated if required)

- Gym and games room

**(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. Rental prices start from €5000 per week

9.

**D. GPS & MAPPING DETAILS**

10. Longitude: 43.707318

11. Latitude: 7.314133