

EXCEPTIONNAL ! SEASIDE VILLA IN MONACO

For Rent Monaco

Ideally situated in an exclusive place, across lush vegetation, this luxurious villa features a private heated swimming pool and direct access to the sea for swimming. Like a gem in an exquisite box !

Type	Villa (New)	District	Larvotto
Number of rooms	5+ rooms	View	Sea
Total area	1160 m ²	Parking space(s)	4
Living area	490 m ²	Cellar(s)	1
Terrace area	170 m ²	Day of release	Octobre 2017
Garden area	500 m ²	Ref	VILLSPOR2

The villa is composed of :

- On the ground floor : 323m² consisting of :

- 202m² of reception rooms with an entrance hall, two-level living room, dining room and study living room
- Bedroom n°3 with ensuite bathroom and 60m² dressing room
- A 31m² bedroom n°4 with ensuite bathroom and wardrobe

- On the first floor : 167m² consisting of :

- Bedroom n°1 with a bathroom, 90m² wardrobe, and 12m² terrace
- Bedroom n°2 with a bathroom, 51m² wardrobe and 35m² terrace
- A 26m² mezzanine landing

- Private 300m² basement consisting of :

- a 4-car garage
- a cellar
- a laundry room
- technical installations

- Outdoor area :

- Terrace and 115m² sloped entry pool
- A 50m² round infinity pool,
- Private road and private 500m² wooded garden

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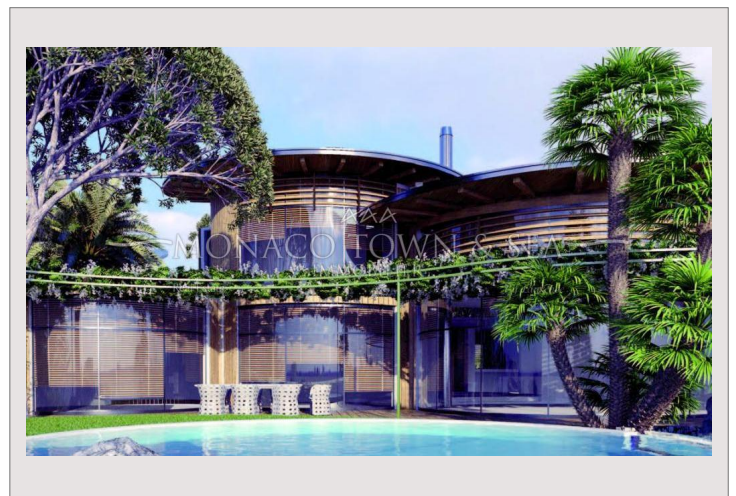
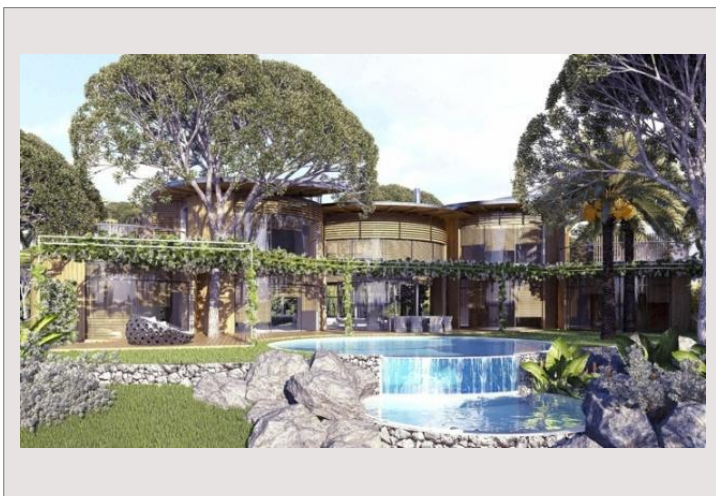
- Services included :

- Energy (electricity, water, air conditioning and heating) ;
- Broadband internet Wi-Fi ;
- Maintenance of the private pool, private gardens and parks ;
- entretien des parties communes (espaces verts communs, escalier d'accès mer, voies d'accès avant portail extérieur, voie d'accès au parking privatif) ;
- Round-the-clock outer perimeter security service ;
- Free access to the Monte-Carlo Bay Hotel & Resort lagoon and fitness room (limited to the number of persons eligible in the villa) ;
- Concierge every day from 8.00am to 7.00 pm

- OPTIONAL SERVICES :

- Room service ;
- Housekeeping, Laundry service, chauffeur, Butler, Personal Chef,
- Use of the helipad on Sporting Monte-Carlo Peninsula (under administrative conditions)

Minimum 2 years contract



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