

Price on request

Contact agency

Agence BBii

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For sale villa

7 rooms

Surface : 276 m²

Surface of the living : 31 m²

Surface of the land : 2243 m²

Year of construction : 1970

Exposition : Sud

View : Campagne

Hot water : Electrique

Inner condition : GOOD

External condition : GOOD

Couverture : tiling

Features :

POOL, 2 terraces, Automatic gate, CALM

4 bedroom

Energy class (dpe) : C

Emission of greenhouse gases (ges) : A

Document non contractuel

07/08/2025 - Prix T.T.C



Villa 8941/2 Nice

TOURRETTE LEVENS: BEAUTIFUL SUNNY STONE VILLA NESTLED IN NATURE! WITH INCOME-PRODUCING ANNEX This 276 m² living space villa, featuring an independent 2-room unit (47 m²), full of positive energy, enjoys a perfect location (25 minutes from East Nice) for anyone looking to live peacefully surrounded by greenery. The generous proportions of this villa are enhanced by a lush garden, which includes a heated pool, a pool house, and extensive terraces that encourage an open and welcoming lifestyle. With a living area of 276 m², it offers an ideal layout with well-optimized spaces. This partly stone-clad, bright, and comfortable home features a 40 m² living/dining room with a fireplace opening onto a lovely terrace overlooking the pool, perfect for relaxing summer evenings, an independent fully equipped kitchen, two bedrooms—one with garden access—a bathroom, and a laundry room. Designed with storage in mind, you will also appreciate a sauna and a workshop. On the first floor, in complete privacy with its own terrace, a spacious master suite includes a private bathroom, toilet, reading nook, fireplace—an ideal spot to admire the surrounding nature. On the ground floor, a separate space dedicated to guests or tenants (4 beds) includes a bedroom, living room, storage, shower, toilet, equipped open kitchen, and terrace—perfect for seasonal rentals. The 2,243 m² fenced plot with an electric gate is enhanced by a 6x4 heated

