COLDWELL BANKER
EUROPA REALTY

House Bormes-les-Mimosas 322 m²



SALE PRICE : 4 500 000 €

EMAIL : STBARTH.AZUR@COLDWELLBANKER.FR

EXCLUSIVITY

50 avenue Etienne Gola
France, 83820, Rayol-Canadel-sur-

Mer

PHONE : +33659655459
stbarth.azur@coldwellbanker.fr

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DESCRIPTION

Just a few minutes' walk from the beaches of Bormes-les-Mimosas, nestled in a peaceful and unspoilt natural setting, this remarkable architect-designed villa embodies a contemporary vision of luxury, where bioclimatic architecture, innovation and elegance blend seamlessly.

This brand-new property, currently nearing completion and scheduled for delivery in the first quarter of 2027, offers over 350 sqm of living space set within beautifully landscaped grounds of 3,400 sqm.

From the moment you enter, generous proportions, premium materials and an abundance of natural light reveal the distinctive character of the property.

The main level features a spectacular reception area of over 100 sqm, enhanced by expansive floor-to-ceiling windows that blur the boundaries between indoor and outdoor living, opening onto spacious terraces and an elegant swimming pool with a submerged sunbathing area.

Designed for entertaining, this exceptional living space combines a sophisticated lounge, a fully fitted and equipped contemporary open-plan kitchen and a generous dining area.

The sleeping quarters comprise five spacious en-suite bedrooms, each offering comfort, refinement and privacy.

A lift serves the different levels of the property, reflecting the attention to detail and the exceptional quality of its design and finishes.

The villa also benefits from an impressive lower ground floor of over 200 sqm, offering numerous possibilities for bespoke wellness and leisure facilities, including a fitness room, home cinema, wine cellar or personalised spaces tailored to the aspirations of its future owners.

A garage of over 100 sqm completes the property, providing an exceptional space for automotive enthusiasts.

An outstanding combination of architectural excellence, environmental awareness and premium amenities, this rare property offers a distinctive interpretation of the Mediterranean lifestyle, where luxury is expressed through generous spaces, absolute tranquillity and harmony with the surrounding natural landscape.

To complement this exceptional residence, personalised assistance with interior design, furnishing and decoration can be arranged for the future owners, allowing them to create a bespoke living environment that reflects their individual tastes while remaining in perfect harmony with the villa's architectural identity.

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FEATURES

Property type:	House	Area:	322.85 m²	Elevator:	Oui
Number of rooms:	8 rooms	Number of bedrooms:	5 bedrooms		

Information on the risks to which this property is exposed is available on the Géorisques website: www.georisques.gouv.fr

ENERGY PERFORMANCE DIAGNOSIS

Energy performance diagnosis (EPD): A 32

Greenhouse gas emissions (GHG) index: A 2

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