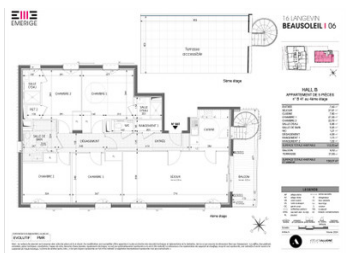


## Beausoleil - New build. Top floor 4 bedroom apartment, rooftop terrace with sea view



## INFORMATION

Town:	Beausoleil
Department:	Alpes-Maritimes
Bed:	4
Bath:	3
Floor:	113 m <sup>2</sup>
Outside Space:	41 m <sup>2</sup>

## IN BRIEF

Beausoleil : At its creation in 1904, there was some hesitation about naming the town Monte-Carlo Supérieur, Beauséjour, or Mont-Fleuri, but ultimately, its sunny character made Beausoleil the obvious choice for its name.

Situated between Nice and the Italian border, in the most upscale part of the Côte d'Azur, Beausoleil epitomizes the excellence of a coveted lifestyle at the gates of Monaco.

The apartment is located on the top floor with a private rooftop terrace with magnificent sea views. It includes : an entrance, a living room with an adjoining balcony, a kitchen, four bedrooms (two with en-suite shower rooms), one bathroom, two toilets, and plenty of storage space.

Access to the rooftop terrace by a private staircase located on the balcony.

## ENERGY - DPE

DPE not required.

NB. Quoted prices relate to euro transactions. Fluctuations in exchange rates are not the responsibility of the agency or those representing it. The agency and its representatives are not authorised to make or give guarantees relating to the property. These particulars do not form part of any contract but are to be taken as a general representation of the property. Any areas, measurements or distances are approximate. Text, photographs and plans, where applicable, are for guidance only. Leggett and its representatives have not tested services, equipment or facilities and cannot guarantee the same.

Particulars for off-plan purchases are intended as a guide only. Final finishes to the property may vary. Purchasers are advised to engage a solicitor to check the plans and specifications as laid out in their purchase contract with the developer.

## DESCRIPTION

Bathed in its village atmosphere with colorful historic facades, Avenue du Professeur Langevin delights with its serenity, centrality, and the panoramic views it reveals.

With its two-part composition, the residence hugs the curves of the hill and delicately fits among the typical houses, creating an elegant contemporary architectural link with its understated design. Like a belvedere overlooking the bay of Monaco, the two buildings are terraced, thus offering exceptional panoramic views of Monte-Carlo, the Prince's Palace, and the endless Mediterranean...

The project is located in the heart of Beausoleil, on land overlooking the Principality and offering exceptional views of the sea, while remaining protected from prying eyes. It is divided into two buildings: the main one at the high point of the plot on Avenue Langevin, and the smaller one in the inner courtyard, located below. Pedestrian access is from the Avenue through a large porch that crosses the first building, then via a pedestrian bridge above the landscaped interior gardens. The two buildings are connected underground by the parking area, and each has direct access to the upper floors.

For visual delight, the sleek and refined architecture stands out for its contemporary sophistication, thought out in every detail. Adorned with a stone base, the residence's architecture unfolds a palette of delicate shades such as white, cream, or taupe. These colors enhance the graphic appeal of the concrete canopies and wooden latticework, creating intimate spaces with deep balconies that seem to capture the light and glow in...

## NOTES