

**Prestigious detached villa with sea view, large private park
and spacious garage**
€ 975.000,00
Code 1104



Total rooms: 11 | Rooms: 4 | Bathrooms: 3 | Surface area: 397 m²

In a dominant and private location, surrounded by greenery and total tranquility, we offer a splendid detached villa with exceptional sun exposure and an enchanting sea view, just minutes from the center of Alassio (just a 4-minute drive away).

The property extends over a total living area of approximately 302 square meters, expertly distributed across elegant and bright spaces, and is surrounded by approximately 3,000 square meters of private land arranged in large, flat strips, perfect for relaxation areas, well-kept green spaces, a barbecue area, and a potential pool area.

?? Distribution of spaces

Main floor (main residence) – high-quality finishes

Entering from the porch, you are greeted by a large entrance hall that leads to a refined hallway that leads to the magnificent double living room, consisting of a dining area and a living area, completely surrounded by large windows that provide natural light and a splendid sea view.

The floor is completed by an eat-in kitchen, a study, two large double bedrooms – one with a private

bathroom and exclusive terrace – and a second bathroom.

A large panoramic terrace connects the living room, study, and bedroom, providing continuity between inside and out and allowing you to fully enjoy the outdoor spaces.

The precious Doussié Africa parquet floors and other quality elements give this level a timeless elegance and superior living comfort.

Ground floor – ideal for guests, family or multifunctional area

Here we find another large living room, perfect as a relaxation area, cinema room, games area or tavern, as well as two bedrooms, a bathroom, technical rooms and utility spaces.

Accessory equipment and appurtenances

Double garage of 69 m2

Large warehouse/porch of approximately 104 m2

windowed attic

Large paved outdoor area for maneuvering and parking

Perfectly enjoyable private land and lush greenery

Convenient and vehicular access

?? Context

An oasis of peace and total privacy, surrounded by nature and silence, with open views of the hills and glimpses of the sea, yet conveniently close to amenities and the sea. Perfect as a prestigious main residence, a stately home, or an exclusive vacation home.

Certifications

Energy rating	C	59,18 KWh/m²a Kw/m²a
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Property information

Announcement date	30/12/25	Total rooms	11
Rooms	4	Bathrooms	3
Status	n.d.	Kitchen	Eat-in kitchen
Storage rooms	n.d.	Floor number	Entire building
Balconies	n.d.	Terraces	1
Garden	Private	Furnished	n.d.
Heating	Independent heating		

Services