

## Villa for sale in Andora

### € 1.250.000

### Ref. 8V07



**259 sq.m. | Bathrooms: 2 | Bedrooms: 4 | Rooms: 11**

Villa for sale in Andora, Capo Mele with panoramic sea view and garden.

On the Capo Mele headland, this early 20th century villa offers a panoramic view over the Mediterranean Sea. Its elevated and sunny position makes sea and light the constant backdrop to everyday life.

The property features authentic Ligurian architecture with pastel façades, exposed beams and working fireplaces. A private courtyard can be used as a car park or outdoor living space, while the 80 sqm garden provides a sunny retreat with wide views over the bay of Andora.

Inside, a spacious lounge with original terracotta floors and a dining room open directly onto the garden. The villa includes 4 bedrooms, 2 bathrooms and an attic room, combining comfort and versatility.

Located just minutes from the beaches and town center of Andora, and close to Alassio, Laigueglia and other destinations of the Italian Riviera, with Nice and Genoa airports within reach, this villa combines authentic Ligurian charm, sun exposure and a truly priceless view.

## Certification

Energy Class: G

EPglnr: 185.83 kwh/□

## Features

Heating: Independent

Parking: Uncovered

Terrace: Present

Garden: Private, 80 sq.m.

Cellar

Sea view

Distance from the sea : 2.2 km

## Nearby

Gyms

Tennis Courts

Playgrounds

Public Transport

Bar / Restaurant

