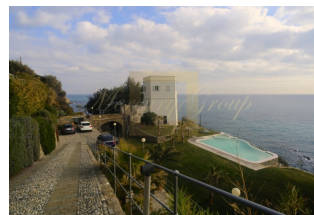
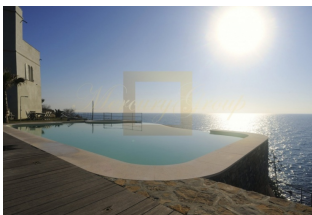




Magnificent waterfront villa with direct access to the sea

Italy, Liguria

Price:	€ 5 900 000
Object type	House, Mansion, castle, estate, Twin Houses, Golf real estate
House type	Detached house
Market	Resale
Bedrooms	3
Number of rooms	10
Land area	4200 m2
Area	329 m2
Category	For sale



This historic luxury property with direct access to the sea and breathtaking views is set on a panoramic promontory a few kilometres from Sanremo. With origins from the Western Roman Empire, the property was used as a watchtower to defend against the Saracens. It took its current form during the sixteenth century.

A perfect combination of history and modernity, the property has been expertly restored with great care to preserve its historical features while at the same time providing all the modern comforts,

The home is distributed over three floors all of which are spacious with plenty of natural light. The living space measures a total area of 255 square meters in addition to the basement which is used as a splendid large tavern.

The internal composition of the tower is as follows: on the ground floor is a large kitchen / dining area, a staircase leading to the basement and a staircase leading to the upper floors. On the first floor is a panoramic living room with unobstructed sea views. On the second floor are two bedrooms, two bathrooms, a large walk-in closet and a panoramic terrace. Adjacent to the tower is an additional structure with an independent entrance where there is a bedroom with bathroom / laundry room, an ideal service room for the main house.

The main structure is surrounded by 4,000 square meters of land consisting of a beautiful terraced garden that extends up to the cliff and large characteristic green and shaded spaces on the sides and back of the tower. There is also the area equipped with an infinity pool and incredible sea views. Adjacent to the swimming pool is the annex consisting of a complete independent apartment of approximately 75 square meters, ideal as a guest-house. From the large private garden, planted with Mediterranean essences and through stone paved paths, there is direct access to an enchanting circular terrace set in the cliff, from which one can enjoy



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spectacular sunsets thanks to its splendid position. There is also a relaxation area directly on the sea making this property a unique and rare pied dans l'eau.

The property includes 4 parking spaces.

Protected by the mountains on one side and illuminated by the sun and the sea on the other, according to legend, Cipressa owes its name to the first inhabitants of the area who apparently fled the island of Cyprus and landed on the Aregai beach, the first beach from the cycle path. The houses of the village are arranged in a protective semicircle and tell the story of numerous raids, but also of the life of the fishermen and farmers who still animate the town today. Cipressa is a renowned tourist destination where visitors spend a few days resting and then continue their way down the cycle path to discover the beauties of the Riviera di Ponente, over 50 kilometers of coastline with the French city of Toulon in the distance.

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