

## Villa for sale in Sanremo

### € 7.500.000

### Ref. 2V66



**1.165 sq.m. | Bathrooms: 7 | Bedrooms: 7 | Rooms: 28**

Villa Marsaglia Bevilacqua, an impressive Historic Villa for sale in Sanremo, Liguria.

Located in a high class residential area of San Remo, with the five star Royal Hotel and the iconic Russian Church as your neighbors, this enchanting period Villa is a stunning example of Belle Époque architecture, designed in 1886 by the famous Italian architect Pio Soli, the same mind behind Villa Nobel.

The property was built for the Italian noble family Marsaglia in occasion of the wedding between the daughter Stefania with the Count Lamberto Bevilacqua Ariosti and it preserves unaltered its style and charm.

Villa Marsaglia Bevilacqua, also know as Villa Stefania, is beautifully set back from the lane, with a stone gravel drive, providing a wonderful sense of arrival, that leads to the marble pronaos, a neoclassical element, as entrance of the house. The accommodation is well proportioned and arranged over four floors. On the raised ground floor there is the entrance hall leading to the two principal reception rooms, billiard room, a bedroom, kitchen, library and guest bathroom. All rooms have extraordinary 5.1m high ceilings with stuccoes or frescoed coffered ceilings.

The majestic marble staircase leads to the first floor where there are three double bedrooms, three bathrooms and the generous master bedroom with private terrace and en-suite bathroom. Every bedroom comes with its original decorations, sea view and 4.6m ceiling heights with frescoes.

The entire second floor, including the tower, is currently arranged as a keeper's apartment; it can remain staff quarters or be transformed into guests suites, a creative studio, or a quiet office with elevation and natural light.

The lower ground floor was the working soul of the Villa where all the services were placed: kitchen, laundry room, wardrobe and technical rooms. Thanks to its surface, it can be perfect for a SPA with an underground heated swimming pool, a cinema room or a gym.

The gardens of approximately 5.000 m2 provide the most glorious setting complimenting this fine house. Designed to ensure privacy and tranquillity, the grounds feature an exquisite variety of mature trees, including palms, olive trees, cedars, cypresses and lemon trees, enhancing the Mediterranean character of this luxury villa for sale in San Remo. A project for an outdoor swimming pool and a spacious underground garage for up to nine cars has been presented and is currently in the approval phase, offering the opportunity to further increase the comfort, exclusivity and investment value of the property.

This Period Villa for sale in Sanremo is in a prestigious, lively and world-famous seaside setting, in such a position that you may enjoy the attractions offered by the town of San Remo, with the sandy beach only few steps away as well as all the restaurants and famous shops, and in the close proximity of the French Riviera, Monaco and Nice International Airport.

There can be few houses in private hands which boast such architectural grandeur, historical pedigree and supreme accessibility as Villa Marsaglia Bevilacqua....

## Certification

**Energy Class:** F

**EPgInr:** 54.75 kwh/□

## Features

Heating: Independent

Parking: Covered

Balconies: Present

Terrace: Present

Garden: Private, 5.000 sq.m.

Garage: Quadruple, 258 sq.m.

Closet

Cellar

Air-Conditioned

Sea View

Distance from the sea : 300 mt

Swimming pool

## Nearby

Gyms

Tennis Courts

Bike Lanes

Playgrounds

Public Transport

Cafe

Post Office / Bank

