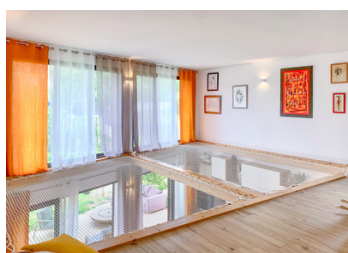
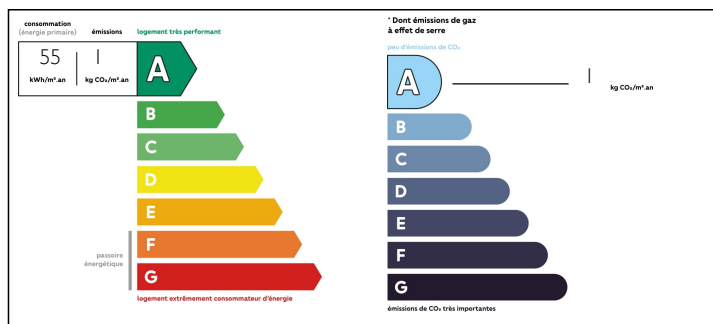


## Passive House with Natural swimming pool - Stunning view - Monticello | North Corsica



## ENERGY - DPE



## INFORMATION

Town:	Monticello
Department:	Corsica
Bed:	4
Bath:	2
Floor:	140 m2
Plot Size:	1025 m2

## IN BRIEF

Exceptional Passive house located in the heart of one of the most exclusive and sought-after areas of Corsica ; offering stunning views of the mountains and the mythical village of Monticello. The building is designed in such a way that heating, cooling and lighting are highly optimized in order to reduce energy consumption and provide comfortable and pleasant living spaces. Located at the base of Monticello village, in a quiet environment, the property is South facing, allowing you to enjoy natural light in all seasons. Very close to Shops, Restaurants, Fine sandy beaches, Schools and L'Ile-Rousse town. The terrace, natural pool and Mediterranean landscaped garden all contribute to the serenity of this uniquely designed home. Ideal for hosting friends & family or for private business, as there are independent access options and residual right to build on the plot of land. We also offer currency transfer services if needed. LEGGETT International Real Estate | Corsica

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.



## NOTES

## DESCRIPTION

Exceptional Passive house located in the heart of one of the most exclusive and sought-after areas of Corsica ; offering stunning views of the mountains and the mythical village of Monticello.

The building is designed in such a way that heating, cooling and lighting are highly optimized in order to reduce energy consumption and provide comfortable and pleasant living spaces.

Located at the base of Monticello village, in a quiet environment, the property is South facing, allowing you to enjoy natural light in all seasons.

The terrace, natural pool and Mediterranean landscaped garden all contribute to the serenity of this uniquely designed home.

The 140m<sup>2</sup> villa has generous volumes with high ceilings :

- ground floor :  
entrance hall 5 m<sup>2</sup>  
living area 43 m<sup>2</sup> with large full-height openings overlooking the terrace  
open plan kitchen 14 m<sup>2</sup>  
en-suite bedroom 16 m<sup>2</sup>  
laundry room 13 m<sup>2</sup>

- 1st Floor :  
large open space 18 m<sup>2</sup> (including office space) with 2 giant Catamaran nets creating a perfect reading nook, children's play area or a relaxation area  
3 bedrooms 11, 12 & 14 m<sup>2</sup>  
bathroom 5 m<sup>2</sup>

Fine sandy beaches, restaurants & shops in the city center and schools are at your doorstep.

Ideal for hosting friends & family or for private business, as there are independent access options.

The residual land occupation coefficient still offers a