



**Villa Aurora**  
Saint-Jean-Cap-Ferrat, France



Nestled in the heights of Cap Ferrat next to the world famous historic "Villa Ephrussi de Rothschild", Villa Aurora represents the very essence of Mediterranean charm. Very recently renovated (2024), this architect-designed residence spanning more than 190 m<sup>2</sup> extends over three levels plus a guest studio, offering a harmonious fusion between modern comfort and timeless elegance, in an enchanting setting overlooking the sea.







On the ground floor, guests will find a bright and inviting living space, which includes a fully equipped kitchen, an elegant dining room, and a lounge. Floor-to-ceiling windows allow for gentle lighting while offering stunning views over the Mediterranean, creating a warm and welcoming space.





Upstairs, Villa Aurora houses an exquisite master bedroom, equipped with a spacious dressing room and a private bathroom.







Guests can relax on the villa's two  
terraces, both of which boast  
breathtaking panoramic views of  
the Mediterranean Sea.





The lower level of the villa accommodates two additional bedrooms, each with its own dressing room and en-suite bathroom. A large additional dressing room and a laundry room offer convenient storage space and an extra touch of comfort. All levels of the villa are served by a lift, ensuring easy and convenient access to every corner of the residence.







Outside, a beautiful Mediterranean garden extends around the villa, offering a peaceful setting to relax and enjoy the sunny climate of the Côte d'Azur.





A heated pool allows swimming all year round, while the adjacent pool house, equipped with a bar, is the perfect place for outdoor entertainment.







An independent studio provides an additional versatile space at Villa Aurora. The space is carefully designed to offer total privacy, as an ideal solution for accommodating extra guests or additional staff while preserving the tranquillity of the main residence. Meanwhile, the property's double garage ensures secure parking.





Villa Aurora offers beautiful sea views from every corner of the property, so that guests can soak up the surroundings at any time of the day. The villa's proximity to the region's renowned attractions, such as Michelin Star restaurants, exclusive beaches, and charming coastal villages, also guarantees an exquisite experience on the French Riviera.

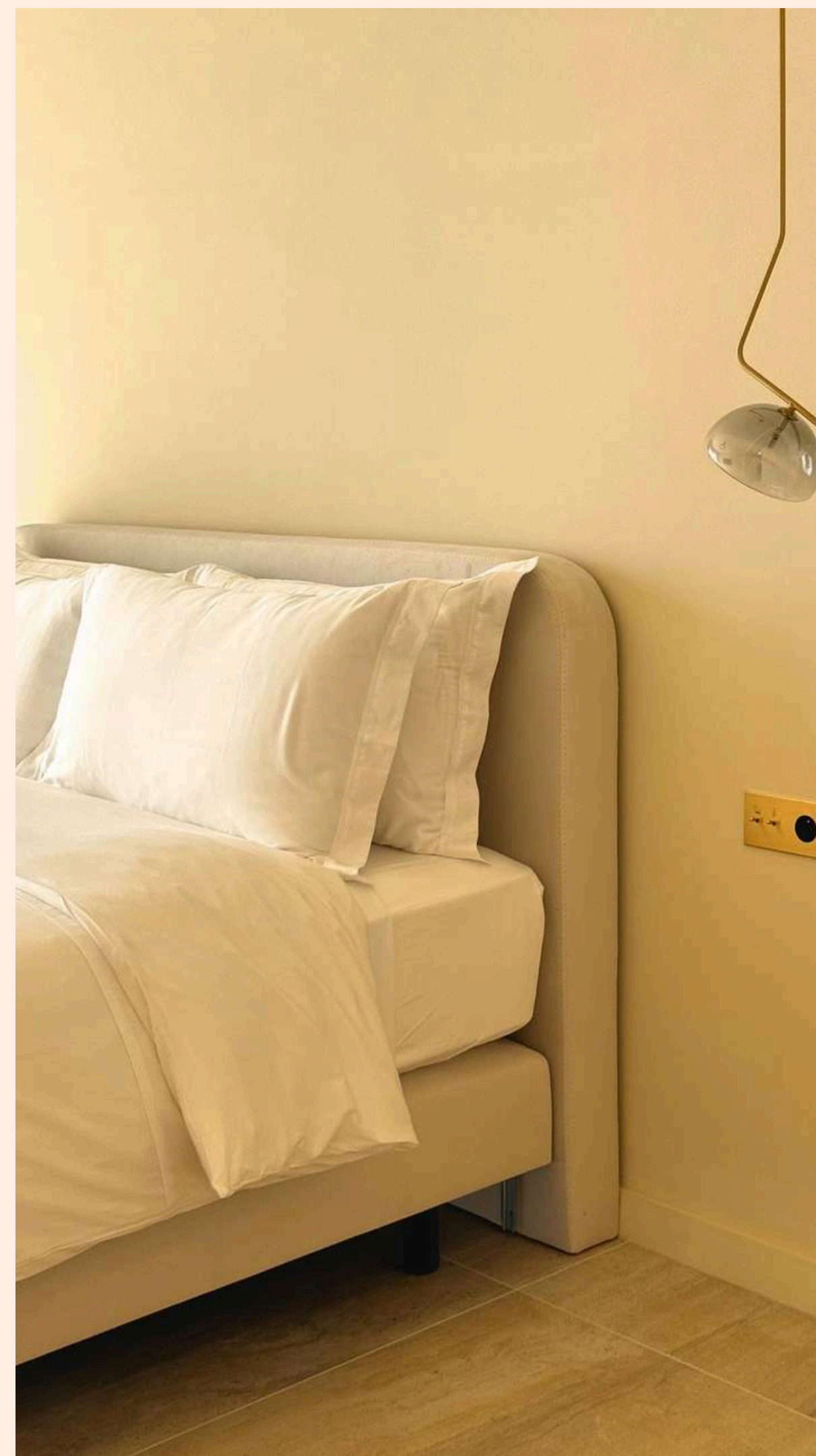






## Villa Aurora features

- ∞ Elegant 190 m<sup>2</sup> of living quarters on three floors
- ∞ 3 bedrooms in the main house, including a luxurious master suite
- ∞ 1,121 m<sup>2</sup> of luxurious Mediterranean gardens and terraces with sea views
- ∞ Indoor garage providing secure covered parking for 2 vehicles
- ∞ Heated pool for year-round relaxation
- ∞ Pool house
- ∞ Independent studio providing 1 additional bedroom
- ∞ Anti-intrusion alarm & security camera systems
- ∞ Starlink Wi-Fi connectivity
- ∞ A lift







## Services for Guests

- ∞ Personalized welcome, with champagne and flowers
- ∞ Luggage service
- ∞ Villa Manager
- ∞ Daily Cleaner
- ∞ Daily change of towels as needed
- ∞ Twice weekly bed linen changed as needed
- ∞ Daily pool maintenance and cleaning
- ∞ Garden maintenance
- ∞ Beach towels, bathrobes, and slippers
- ∞ Luxury toiletries, replenished as needed







## Our A La Carte Services

- ∞ Chef
- ∞ Waiter
- ∞ Security guard
- ∞ Butler / Concierge
- ∞ Additional housekeeper
- ∞ Driver
- ∞ Laundry
- ∞ Dry cleaning
- ∞ Private airport transfer
- ∞ Car rental
- ∞ Private jet and helicopter charter
- ∞ Hair stylist
- ∞ Masseur
- ∞ Personal Trainer
- ∞ Aesthetician
- ∞ Continental breakfast delivery  
if you do not book a chef







## Your Gateway to Michelin Star Dining and French Riviera Elegance

∞ Close proximity to Michelin Star restaurants such as the Grand Hotel du Cap Ferrat, La Reserve de Beaulieu, and La Chèvre d'Or in Eze and tourist sites all less than 15 minutes away

∞ A 6-minute walk to the famous picturesque and flat seafront "Promenade Rouvier" meandering along the sea. On one side, you have Cap Ferrat with its village and harbor, and on the other side, Beaulieu with its casino, village, and harbor

∞ A 15-minute walk to the St-Jean port for yachting enthusiasts

∞ A 14-minute walk to the Hôtel Royal Riviera private beach and watersports centre

∞ Transportation proximity: 40 minutes from Nice airport and 30 minutes from Monaco by car











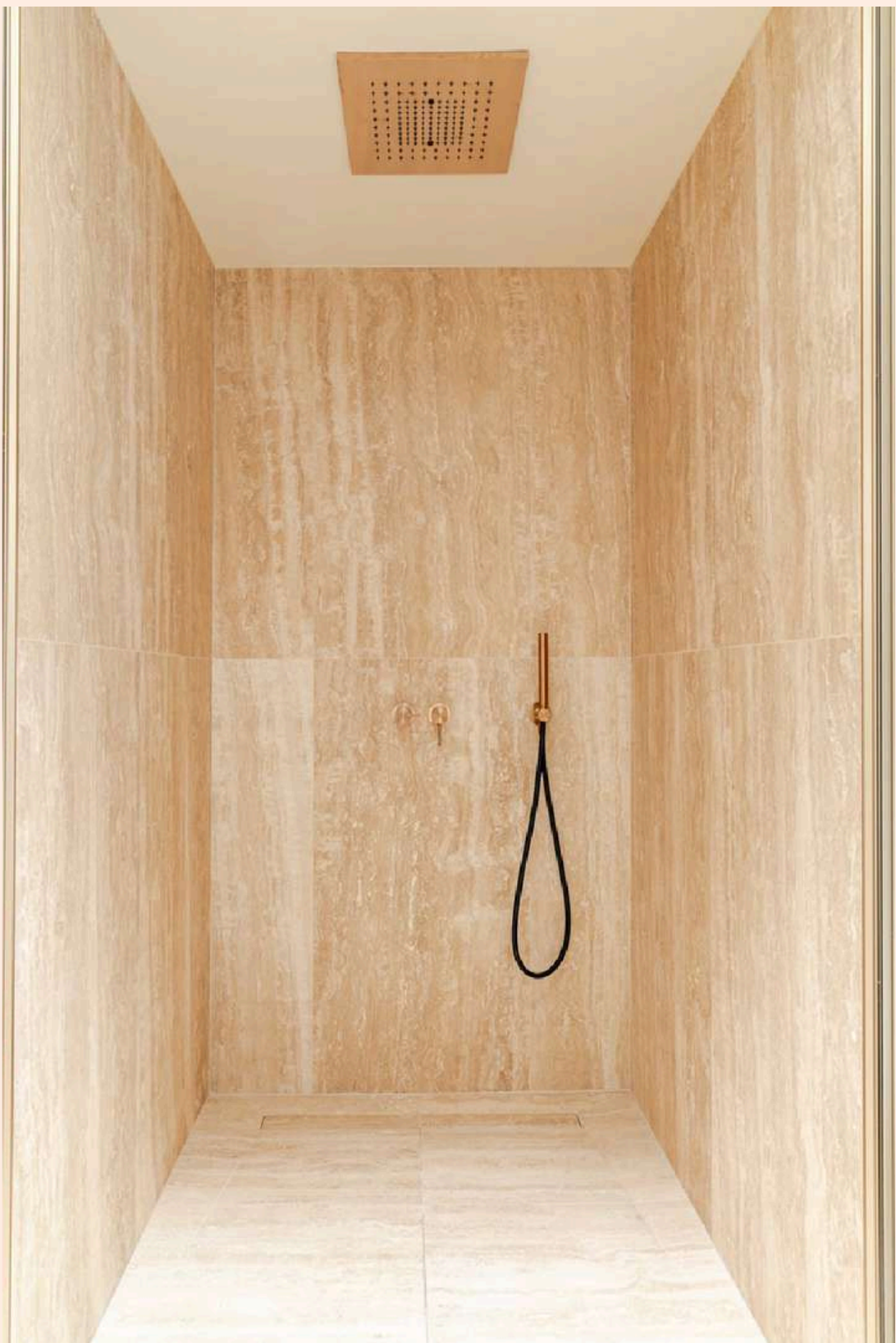




































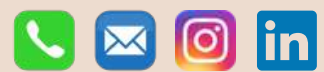






## Contact us

+33 7 69 52 07 61



[www.capferratvillas.fr](http://www.capferratvillas.fr)

