

595 000 €

For sale apartment

3 rooms

Surface : 88 m<sup>2</sup>

Surface of the living : 28 m<sup>2</sup>

Exposition : Sud est

View : Aperçu mer

Hot water : Collective

Inner condition : good

Standing : residential

Building condition : good

Features :

lift, gated, calm, electric shutters, pool, residential

2 bedroom

3 terraces

1 bathroom

1 shower

2 WC

1 garage

1 cellar

Energy class (dpe) : D

Emission of greenhouse gases (ges) : D

Document non contractuel

08/09/2024 - Prix T.T.C



## Apartment 2492 Cannes

In a popular area on the first heights of Cannes, in a secure residence with swimming pool, very pleasant 3-room apartment of 88.36 m<sup>2</sup>, crossing and corner opening onto a south-facing terrace of 27 m<sup>2</sup> and 2 balconies. The apartment benefits from a beautiful dominant view down to the sea, and consists of a reception hall, a living room, a separate kitchen with loggia, hallway with storage leading to two comfortable bedrooms, each of which will have its own bathroom. private with window, separate WC. garage on the ground floor with electric door, a cellar of 5 m<sup>2</sup> and a storeroom of 11 m<sup>2</sup>. Collective charges per year of €4,950 including heating, hot and cold water.

Fees and charges :

Annual current expenses 4 800 €

Well condominium

595 000 € fees included

