

195 000 €

**Contact agency**

**L'Opportunité Immobilière**

8 avenue Marie France

06110 Le Cannet

06 20 56 28 66 / info@opportunitè-immobilière.com

**For sale ideal investor**

**2 rooms**

**Surface : 26 m<sup>2</sup>**

**Year of construction : 1990**

**Exposition : Sud est**

**View : Mer**

**Standing : residential**

**Building condition : GOOD**

**Features :**

double glazing, gated, CALM, AIR  
CONDITIONING, POOL

1 bedroom

1 terrace

1 bathroom

1 WC

1 parking

**Energy class (dpe) : E**

**Emission of greenhouse gases (ges) : B**



**Ideal investor 167 Cannes**

Villa Francia, a charming residence with a superb infinity pool and numerous gardens. Beautiful furnished, equipped and air-conditioned 2-room apartment of approximately 27m<sup>2</sup> + 6m<sup>2</sup> corner terrace offering a superb sea view. 1st and last floor, easy access and quiet. Beach 800m away. Parking space in the covered car park. Ideal pied-à-terre or rental investment. Very high profitability possible.

**Fees and charges :**

Annual current expenses 3 440 €

Well condominium

460 lots in the condominium 195 000 € fees included

Document non contractuel

