

315 000 €

Contact agency

Lavernhe Immobilier

117 Boulevard du Président Wilson

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For sale apartment

2 rooms

Surface : 34 m<sup>2</sup>

Surface of the living : 12 m<sup>2</sup>

Year of construction : 1973

Exposition : Ouest

Inner condition : GOOD

Standing : semi-luxury

Building condition : excellent

Features :

lift, double glazing, gated, CALM, residential

1 bedroom

1 terrace

1 bathroom

1 WC

1 parking

1 cellar

Energy class (dpe) : D

Emission of greenhouse gases (ges) : E

Document non contractuel

27/09/2024 - Prix T.T.C



### Apartment 2888 Juan-les-Pins

We exclusively offer you this apartment located in the sought-after residence of Center Bay, on the seafront of Juan les Pins. You will enjoy an L-shaped living room and a fitted kitchen, opening onto a west-facing terrace closed in a loggia. You will benefit from a sleeping area, a bathroom and separate toilets. You will have a large dressing room in the entrance and can easily store furniture or clothes in a large cellar on the mezzanine of the building. This apartment, ideal for a pied-à-terre or a rental investment, is sold with a private parking space in the basement, very appreciable in the city center! The residence also has a large room where you can park your bike. The beaches, shops and restaurants are at the foot of the residence, you will only have to put down your suitcases to enjoy them. To visit!

Fees and charges :

Annual current expenses 2 460 €

Well condominium

438 lots in the condominium 315 000 € fees included

