

325 000 €

**Contact agency**

**Sud Provence Immobilier**

238, Chemin Des Ames du Purgatoire

06600 Antibes

04 93 34 73 77 / info@sudprovenceimmo.com

**For sale apartment**

**3 rooms**

**Surface : 64 m<sup>2</sup>**

**Surface of the living : 26 m<sup>2</sup>**

**Year of construction : 2014**

**Exposition : Est ouest**

**View : Jardin**

**Hot water : Collective**

**Inner condition : GOOD**

**Standing : residential**

**Building condition : NEW**

**Features :**

lift, double glazing

2 bedroom

1 terrace

1 bathroom

1 WC

1 parking

**Energy class (dpe) : B**

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

Document non contractuel

22/12/2024 - Prix T.T.C



**Apartment 1394 Antibes**

Antibes, Mi-Hauteurs, in absolute calm, pleasant 3-room apartment , Located facing the gardens, on the raised ground floor, in a recent secure residence with swimming pool. Very well laid out , comprising hall, living room with fitted American kitchen, 2 beautiful bedrooms with cupboards, a large bathroom, separate toilet. Large terrace with garden view. Close to Sophia Antipolis and all amenities: schools, shops, bus-tram. Underground parking . CE: C - GES: C - Estimated amount of annual energy expenditure for standard use of 334 to 452 E per year (2021). Charges include cold and hot water and heating. Fees payable by the Seller. Information on the risks to which this property is exposed is available on the géorisques website [www.georisques.gouv.fr](http://www.georisques.gouv.fr)

Fees and charges :

Annual current expenses 2 400 €

Well condominium

125 lots in the condominium 325 000 € fees included

