

**385 000 €**

**Contact agency**

**Port Immo**

9, Avenue Jean Jaurès

06800 Cagnes-sur-Mer

04 93 07 69 25 / info@portimmo.com

**For sale apartment**

**4 rooms**

**Surface : 94 m²**

**Surface of the living : 33 m²**

**Year of construction : 1974**

**Exposition : Ouest**

**View : Citadine**

**Hot water : Collective**

**Inner condition : a refresh**

**Features :**

lift, double glazing, armored door, CELLAR

2 bedroom

2 terraces

1 bathroom

1 WC

1 garage

**Energy class (dpe) : C**

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



### Apartment 945 Cagnes-sur-Mer

**EXCLUSIVE:** city center GREAT SURFACE AREA for this 3/4 room CROSSING apartment 94.70m² comprising: entrance hall, DOUBLE LIVING ROOM of 33.93m² opening onto a 9.48m² terrace facing WEST, separate kitchen with adjoining pantry and balcony, hallway, cupboards, 2 bedrooms 16.02m² and 11.76m², bathroom, separate WC, GARAGE 15.86m². ARMORED DOOR, DOUBLE GLAZING, DPE C, AIR CONDITIONING, cold water and collective gas heating. INFORMATION AND VISIT: ARMELLE GUICHAOUA 06.64.63.07.74

**Fees and charges :**

Annual current expenses 2 256 €

Well condominium

178 lots in the condominium 385 000 € fees included

Document non contractuel

20/04/2025 - Prix T.T.C

