

330 000 €

Contact agency  
AGV GARELLI immobilier

8, Place d'Armes

83000 Toulon

04 94 92 96 96 / agvimmo@gmail.com

For sale apartment

3 rooms

Surface : 40 m<sup>2</sup>

Exposition : Sud ouest

View : Mer

Features :

double glazing, gated, CALM, residential

2 bedroom

1 terrace

1 parking

Document non contractuel

15/03/2025 - Prix T.T.C



### Apartment 4000 Cannes

AGV Immobilier, specialist in new construction, presents: This magnificent 40 m<sup>2</sup> two-bedroom apartment is located on the ground floor of a modern and well-designed residence. This property benefits from an optimal layout, offering bright and functional spaces. The elegant and contemporary interior uses quality materials to create a warm and welcoming atmosphere. With its ideal orientation, you'll enjoy natural light throughout the day, providing comfort and serenity. The T3 also features a private terrace, perfect for enjoying your moments of relaxation outdoors. Additionally, private parking is included, providing comfort and convenience for your daily travels. The residence's amenities are numerous and of high quality: an infinity pool with sea views, a tennis court, sports areas, as well as services such as a concierge, restaurants, and children's playgrounds. This pleasant and practical living environment is ideal for relaxing, enjoying leisure activities, and enjoying the surrounding peace and quiet. The residence is fully secure, guaranteeing optimal peace and quiet for its residents. You will live in a calm and secure residential environment, ensuring an exceptional quality of life. This two-bedroom apartment is priced at €330,000, making it an unmissable opportunity! It's an excellent choice for a rental investment, particularly for a seasonal rental on platforms like Airbnb, or for a first-time buyer looking to make their first property purchase. Why choose AGV Immobilier? Because we offer quality properties at competitive prices in strategic locations. Whether you are an investor, looking for a rental property, or your first purchase, a two-bedroom apartment is an excellent choice. Do not miss this opportunity. Contact us to discover this property and its features.

Fees and charges  
330 000 €

R+1 & REZ-DE-CHAUSSEE  
3 PIECES SOUPLEX 7 PERSONNES

Tableau des surfaces Carrez	
Surface habitable	40 m <sup>2</sup>
Surface de plancher	40 m <sup>2</sup>
Surface de balcon	0 m <sup>2</sup>
Surface de terrasse	0 m <sup>2</sup>
Surface de parking	0 m <sup>2</sup>
<b>TOTAL</b>	<b>40 m<sup>2</sup></b>

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