

1 165 000 €

Contact agency

Agence de la Source

24 Boulevard Alexandre III

06400 Cannes

04 93 43 15 51 / info@agencedelasource.com

For sale appartement de caractère

4 rooms

Surface : 102 m<sup>2</sup>

Surface of the living : 35 m<sup>2</sup>

Year of construction : 1965

Exposition : Sud nord

View : Mer

Hot water : Individuelle

Inner condition : to renovate

Standing : residential

Building condition : GOOD

Features :

lift, gated, CALM, Caretaker, residential

2 bedroom

1 terrace

1 bathroom

1 shower

2 WC

1 parking

1 cellar

Energy class (dpe) : D

Emission of greenhouse gases (ges) : F

Document non contractuel

20/08/2024 - Prix T.T.C



## Appartement de caractère 2485 Cannes

Palm Beach, small secure and guarded residence benefiting from a calm and ultra-residential environment with a beautiful landscaped garden giving direct access to the seaside, Villa spirit for this spacious 3/4P crossing to renovate of 102.98m<sup>2</sup> on a beautiful and deep south-facing terrace of 50m<sup>2</sup>. Beautiful reception room of 35m<sup>2</sup> and main suite to the South, second suite and large kitchen to the North with laundry room, plenty of storage space. You will particularly enjoy a beautiful view of the gardens and the sea in a peaceful atmosphere without vis-à-vis. Complete apartment sold with a beautiful and large cellar as well as a parking space in the basement with elevator access. Guaranteed favorite for this property with great potential! Information and visits: Gregory T.

Fees and charges :

Well condominium

17 lots in the condominium 1 165 000 € agency fees 5,58% à the responsibility of the buyer included

