

267 000 €

**Contact agency**

**Immobilier de Caractère**

45 chemin du Gourbenet - Le Hameau - B

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**For sale apartment**

**3 rooms**

**Surface : 55 m²**

**Surface of the living : 20 m²**

**Year of construction : 1975**

**Exposition : Est**

**View : Jardin**

**Hot water : Individuelle**

**Inner condition : to modernize**

**Standing : residential**

**Building condition : GOOD**

**Features :**

double glazing, gated, CALM, residential, electric shutters

2 bedroom

1 terrace

1 bathroom

1 WC

1 parking

1 cellar

**Energy class (dpe) : F**

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

Document non contractuel

10/01/2025 - Prix T.T.C



**Apartment 117 Cavalaire-sur-Mer**

CAVALAIRE SUR MER IN THE TOWN CENTER - In a small horizontal condominium, Three-room apartment with a surface area of 55m2 located on the 1st floor out of 2 of a charming residence not far from the city center, shops and the beaches of Canalaire. It includes an entrance with cupboard, living room opening onto a balcony, fully equipped independent kitchen with pantry, sleeping area serving two bedrooms, one sunset and the other sunset, bathroom with window. The windows are pvc double glazing and electric shutters. This property also benefits from a cellar and an outdoor parking space.

**Fees and charges :**

Annual current expenses 860 €

Well condominium

64 lots in the condominium 267 000 € agency fees 4,49% à the responsibility of the buyer included

