

596 000 €

Contact agency

Orion Immobilier

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For sale apartment

3 rooms

Surface : 90 m<sup>2</sup>

Surface of the living : 27 m<sup>2</sup>

Exposition : Sud est

View : Port

Hot water : Individuelle électrique

Inner condition : GOOD

Standing : residential

Building condition : GOOD

Features :

lift, double glazing, gated, CALM, electric blinds, electric shutters, Place de port, residential

2 bedroom

3 terraces

2 shower rooms

2 WC

1 parking

Energy class (dpe) : C

Emission of greenhouse gases (ges) : A

Document non contractuel

24/11/2024 - Prix T.T.C



## Apartment 2530 Mandelieu-la-Napoule

Opportunity to seize! In the highly sought-after Cottage district of Mandelieu-la-Napoule, splendid 3-room apartment of 90 m<sup>2</sup>. Located on the first floor of a 4-storey residential residence, this property offers a large living room of 27 m<sup>2</sup>, a fully equipped independent kitchen, 2 spacious bedrooms, 2 shower rooms and 2 toilets. Facing south-east, it benefits from beautiful light and offers a breathtaking view of the Port with its two balconies and a terrace, perfect for enjoying the sun. In perfect condition inside, the apartment is equipped with reversible air conditioning, double glazing and electric roller shutters. Two berths and a garage complete this property. The secure residence offers peace and quiet with elevator and electric blinds for more comfort.

Fees and charges :

Annual current expenses 4 320 €

Well condominium

46 lots in the condominium 596 000 € fees included

