

328 600 €

Contact agency

Orion Immobilier

503 Avenue de la Mer

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For sale apartment

3 rooms

Surface : 42 m<sup>2</sup>

Surface of the living : 17 m<sup>2</sup>

Exposition : Est Sud ouest

View : Village mer

Hot water : Individuelle gaz

Inner condition : GOOD

Standing : residential

Building condition : Cleaning is

Features :

double glazing

2 bedroom

1 terrace

1 shower

Energy class (dpe) : D

Emission of greenhouse gases (ges) : E

Document non contractuel

27/09/2024 - Prix T.T.C



## Apartment Mandelieu-la-Napoule

In a small residence, in the heart of the CHARMING village of LA NAPOULE, near shops, beaches and the seaside, free parking nearby. Village atmosphere, lively area, shops, port, bar & restaurants, SNCF station, on foot. 42 m<sup>2</sup> apartment with 20 m<sup>2</sup> south-facing terrace offering village and sea views. Comprising: entrance, living room with open fitted kitchen, 2 bedrooms, shower room with toilet. Double glazing, blind, 1st Floor without elevator. Facade renovation done in 2023 TRACFIN: In accordance with Article L561.5 of the Monetary and Financial Code, for the organization of any visit, you will be required to present an identity document. This property is subject to authorization for distribution by an agency that is a member of common transaction software. The amount of applicable fees is that which corresponds to the scale of the agency holding the main mandate (more information on request).

Fees and charges :

Annual current expenses 756 €

Well condominium

328 600 € fees included

