

898 000 €

**Contact agency**

**Lavernhe Immobilier**

117 Boulevard du Président Wilson

06160 Juan-les-Pins

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**For sale apartment**

**Surface of the living** : 32 m<sup>2</sup>

**Year of construction** : 1967

**Exposition** : Sud ouest

**View** : Mer panoramique

**Hot water** : Collective

**Inner condition** : excellent

**Standing** : residential

**Features :**

lift, double glazing, CALM, residential

3 bedroom

1 terrace

1 bathroom

1 shower

2 WC

2 parkings

1 cellar

**Energy class (dpe)** : C

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



**Apartment 2960 Juan-les-Pins**

We offer you a bright apartment, on a high floor, located in a small residence 3 minutes walk from the Pinède de Juan les Pins and 10 minutes from the beaches of Ilette. This magnificent 4-room apartment of 99 m<sup>2</sup> with a South/West terrace and panoramic sea view has a double living room with a fully equipped semi-American kitchen, 3 bedrooms with dressing rooms and balcony, a shower room with WC, a bathroom with WC and a large entrance hall with cupboards. A cellar and two private parking spaces complete the comfort of this property.

**Fees and charges :**

Annual current expenses 4 016 €

Well condominium

98 lots in the condominium 898 000 € agency fees 4,68% à the responsibility of the buyer included

Document non contractuel

04/04/2025 - Prix T.T.C

