

117 000 €

**Contact agency**

**Agence de la Napoule**

244 et 261, Avenue du 23 Août  
06210 Mandelieu-la-Napoule  
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agencedelanapoule@wanadoo.fr

**For sale apartment**

**1 room**

**Surface : 28 m<sup>2</sup>**

**Surface of the living : 21 m<sup>2</sup>**

**Year of construction : 2007**

**Exposition : Sud est**

**View : GOLF**

**Hot water : Individuelle électrique**

**Inner condition : GOOD**

**Standing : residential**

**Building condition : GOOD**

**Features :**

lift, double glazing, POOL, CALM,  
residential, Visitor Parking, gated

1 terrace

1 bathroom

1 WC

1 parking

**Energy class (dpe) : D**

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



**Apartment 5331 Mandelieu-la-Napoule**

Within the tourist residence "Mandelieu Riviera Resort", adjoining the Golf "Old course", this beautiful studio with sleeping area, located on the 2nd floor (elevator), has a beautiful sunny terrace, not overlooked, offering a clear view of the golf course. Sold furnished and equipped, you will find an entrance with closet, a living room with fully equipped kitchen, a sleeping area with window, a bathroom, separate toilet, and private parking in the basement. Heating, air conditioning, and cold water included in the charges. 10 minutes walk from the beaches Large swimming pool area with shower, toilet, changing rooms and lounge area. Tennis, snack bar, children's games and SPA within the Estate for a great holiday. Free of lease Year-round occupation and primary residence status prohibited Available by phone, call for a quick and efficient response. Cécile FREYDIER-KAIRET: 06 83 46 62 43 email:

cfreydier.agencedelanapoule@orange.fr website: www.agencedelanapoule.com

Fees and charges :

Annual current expenses 2 280 €

Well condominium

287 lots in the condominium 117 000 € fees included

Document non contractuel

