



495 000 €

For sale apartment

2 rooms

Surface : 46 m²

Surface of the living : 21 m²

Year of construction : 1968

Exposition : Ouest

View : Mer

Hot water : Collective

Inner condition : good

Standing : residential

Building condition : good

Features :

lift, double glazing, gated, calm, armored door, residential, electric blinds, electric shutters, Parc privatif

1 bedroom

1 terrace

1 bathroom

1 WC

1 parking

1 cellar

Legal information

495 000 € fees included

5,77% VAT of fees paid by the buyer

(468 000 € without fees), well

condominium (966 lots in the

condominium), annual current expenses

2 724 € (227 € monthly), no current

procedure, information on the risks to which

this property is exposed is available on

georisques.gouv.fr



Apartment 2457 Cannes

Basse Californie - Notre Dame des Pins, in a very good standing residence on Magnificent Secure Park close to the Croisette and the beaches, exceptional sea view for this beautiful 2-room apartment on a high floor with living room, kitchen and bedroom opening onto a superb 16m² west terrace. Comfortable and bright apartment sold with a large cellar and the additional possibility of large secure parking (car + motorcycle) with elevator access and at the HAI price of €25,000. We fell in love with this property, ideally located in a quiet and residential environment, just a stone's throw from amenities! Information and visits: Gregory T.

Energy class (dpe) : C - Emission of greenhouse gases (ges) : C
Estimated annual energy between 405 and 549 € (reference year 2021)
Document non contractuel - 17/05/2024



AGENCE DE LA SOURCE - 24 boulevard Alexandre III - 06400 CANNES

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CPI 0605 2016 000 004 179 - CCI Nice Côte d'Azur 21 bd Carabacel 06 000 NICE - Validité 16-02-2025

Garantie par GALIAN 89 rue de la Boétie 75 008 PARIS