



950 000 €

For sale appartement de prestige

3 rooms

Surface : 79 m²

Surface of the living : 25 m²

Year of construction : 1968

Exposition : Est ouest

View : Mer

Hot water : Collective

Inner condition : excellent

Standing : residential

Building condition : good

Features :

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

2 bedroom

2 terraces

2 showers

2 WC

1 parking

1 cellar

Legal information

950 000 € fees included

5,56% VAT of fees paid by the buyer (900 000 € without fees), well condominium (966 lots in the condominium), annual current expenses 3 888 € (324 € monthly), no current procedure, information on the risks to which this property is exposed is available on georisques.gouv.fr.



Appartement de prestige 2536 Cannes

New! In the heart of our beautiful district of Basse Californie in a luxury residence on a magnificent secure park in the immediate vicinity of the Croisette and the beaches, superb 3-room apartment facing East/West on a high floor and benefiting from a recent and very high quality renovation with high-end services. Living room and bedroom 1 on spacious and deep West terrace 16m² offering an exceptional sea and Esterel view, fully equipped kitchen and bedroom 2 on East terrace 8m² with very beautiful sea and California view, each bedroom with its large dressing room and shower room. Sold with a spacious cellar and a large underground parking (car + motorcycle). A real favorite for this exceptional property ideally located in a calm and ultra-privileged environment!

Energy class (dpe) : C - Emission of greenhouse gases (ges) : C
Estimated annual energy between 640 and 940 € (reference year 2023)
Document non contractuel - 25/04/2025



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