

Agence de la Source

www.agencedelasource.com - 04 93 43 15 51



465 000 €

For sale apartment

3 rooms

Surface : 60 m²

Surface of the living : 22 m²

Year of construction : 1958

Exposition : Est

View : Aperçu mer

Hot water : Individuelle électrique

Inner condition : excellent

Standing : improved plan

Building condition : good

Features :

lift, double glazing, gated, calm, armored door

2 bedroom

1 terrace

1 shower

1 WC

1 cellar

Legal information

465 000 €

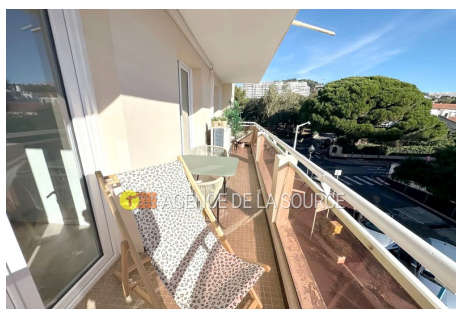
Fees paid by the owner, well condominium (140 lots in the condominium), annual current expenses 2 280 € (190 € monthly), no current procedure, information on the risks to which this property is exposed is available on georisques.gouv.fr.



Apartment 2604 Cannes

Lower California, prime location in a sought-after area within a quiet, residential setting, just steps from all shops and buses, and only a 7-minute walk to the Croisette and beaches, comfortable and bright 2-bedroom apartment fully renovated and tastefully furnished, measuring 60.05m² with a beautiful 9m² east-facing terrace offering unobstructed views and a lovely partial sea view, including a living room with open kitchen, 2 cozy bedrooms, a shower room, and a separate toilet. A cellar completes this property. Information and viewings: Aaron Farache - EI Sales Agent.

Energy class (dpe) : D - Emission of greenhouse gases (ges) : C
Estimated annual energy between 980 and 1370 € (reference year 2023)
Document non contractuel - 05/11/2025



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