



225 000 €

For sale apartment

1 room

Surface : 40 m²

Surface of the living : 20 m²

Year of construction : 1968

Exposition : Est

View : Citadine

Hot water : Collective

Inner condition : A rafraichir

Standing : residential

Building condition : good

Features :

lift, double glazing, gated, Parc sécurisé,

air conditioning, residential, electric

shutters

1 bedroom

1 terrace

1 bathroom

1 WC

1 parking

1 cellar

Legal information

225 000 € fees included

6,13% VAT of fees paid by the buyer

(212 000 € without fees), well

condominium(966 lots in the

condominium), annual current expenses

1 872 €(156 € monthly), no current

procedure, information on the risks to which

this property is exposed is available on

georisques.gouv.fr.



Apartment 2564 Cannes

EXCLUSIVE! In the sought-after Basse Californie district of Cannes, a charming 38 m² studio with a beautiful 6.65 m² east-facing terrace is located on the ground floor of a luxury, secure residential building. Just minutes from the beaches and La Croisette. If you're planning a renovation, we can assist you with all aspects of your project with our partners (all trades and fittings).

Energy class (dpe) : D - Emission of greenhouse gases (ges) : D
Estimated annual energy between 708 and 958 € (reference year 2023)
Document non contractuel - 12/05/2025



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