



Cabinet **ALPES AZUR**

Tél. 04 93 201 000
alpesazur.com

220 000 €

Buying floor

3 rooms

Surface : 62 m²

Surface of the living : 16 m²

Year of construction : 1900

Exposition : EST OUEST traversant

View : Citadine

Hot water : Individuelle gaz

Inner condition : to modernize

Standing : ANCIEN

Building condition : GOOD

Features :

Last Corner floor, house, downtown,
Lumineux, Ensoleillé, Deep terrace, Salle
d'eau avec fenêtre, Close to amenities,
Double Glazing, Faibles charges,
Stationnements aux abords

2 bedrooms

1 terrace

1 shower

1 WC

Energy class (dpe) : E

Emission of greenhouse gases (ges) : F

Document non contractuel

02/07/2025 - Prix T.T.C



Floor 12977 Cagnes-sur-Mer

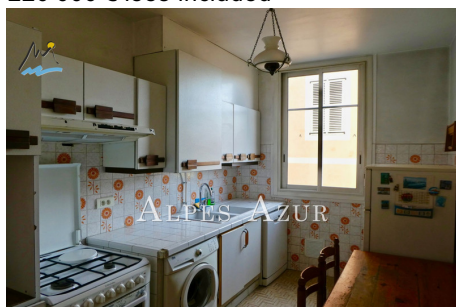
IDEAL LOCATION in the immediate vicinity of the town center of CAGNES sur MER at the foot of Haut de Cagnes and all urban amenities shops transport schools services our agency invites you to discover this charming 3 rooms on the first and last floor of an old building with a village atmosphere, it benefits from a sunny double exposure, the bright interiors are to be modernized according to the taste of each, the living room benefits from a beautiful deep sunny terrace ensuring real moments of relaxation and conviviality, the kitchen is adjoining, 2 comfortable bedrooms, one of which gives access to the terrace, the shower room is lit by a window, a toilet, storage, paid parking nearby at resident rates, REAL OPPORTUNITY to SEIZE, EXCLUSIVE, 220,000 euros, fees payable by the Seller. Well subject to the status of co-ownership, Cabinet ALPES AZUR Immobilier www.alpesazur.com The specialist in apartment sales 04.93.20.10.00

Fees and charges :

Annual current expenses 660 €

Well condominium

220 000 € fees included



Cabinet ALPES AZUR Immobilier - 4 avenue de Nice - 06800 CAGNES sur MER

Tél. 04 93 20 10 00 - Fax 04 93 22 48 70 - info@alpesazur.com

Carte professionnelle CPI n° 0605 2016 000 006 924 CCI NICE COTE D'AZUR - RCS ANTIBES B 339 591 190

SIRET 339 591 190 00030 - Sarl au Capital de 39.636 € - Code NAF 6831Z -Garanties financières MONTE PASCHI BANQUE

Assurance RCP AXA FRANCE IARD, 313 Terrasse de l'Arche, 92000 NANTERRE

