



Cabinet **ALPES AZUR**

Tél. 04 93 201 000
alpesazur.com

Price on request

Buying floor

3 rooms

Surface : 97 m²

Surface of the living : 37 m²

Year of construction : 1975

Exposition : Est ouest

View : Aperçu mer

Hot water : Individuelle électrique

Inner condition : GOOD

Standing : bourgeois

Building condition : GOOD

Features :

Ascenseur, Double vitrage, air conditioning, Secured residence, Quiet residential, Ensoleillé, Lumineux, Cellier / Buanderie, Stores et volets électriques, Ensoleillé, Lumineux, Suite, Proche plage et commerces

2 bedrooms

2 terraces

1 bathroom

1 shower

2 WC

2 parkings

2 cellars

Energy class (dpe) : E

Emission of greenhouse gases (ges) : A

17/07/2025 - Prix T.T.C



Floor 12979 Cagnes-sur-Mer

TOP FLOOR NEAR THE SEA, quiet, close to the beaches, shops and transport in the popular and sought-after residential area of L'HIPPODROME in CAGNES sur MER, our agency invites you to discover this beautiful 3/4 room apartment on the top floor benefiting from a double exposure offering a superb sea view, the air-conditioned interiors are bright and comfortable, the double living room benefits from a pleasant terrace, the modern kitchen is fully equipped, a real master suite with its bathroom, WC and laundry room joins the terrace, a 2nd bedroom will use a separate shower room and toilet, 2 secure parking spaces and 2 cellars complete this property resulting from the combination of a Studio and a 3 room apartment, REAL QUALITY OF LIFE, 649,000 euros, Fees payable by the Seller, Properties 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 2 100 €

Well condominium



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

