



265 000 €

**Buying apartment**

**2 rooms**

**Surface : 48 m<sup>2</sup>**

**Surface of the living : 17 m<sup>2</sup>**

**Year of construction : 1975**

**Exposition : Ouest**

**View : Dégagée**

**Hot water : Collective**

**Standing : residential**

**Building condition : good**

**Features :**

lift, gated, calm, caretaker, residential,

Store électrique, electric shutters, pool

1 bedroom

1 terrace

1 bathroom

1 WC

1 garage

**Energy class (dpe) : D**

**Emission of greenhouse gases (ges) : D**

Document non contractuel

30/04/2024 - Prix T.T.C



## Apartment 2871 Juan-les-Pins

Two rooms located with an area of 48 m<sup>2</sup> in the residential area of Rostagne in Juan-les-Pins. This property is located on the 5th floor of a residential building built in 1975, which has always been perfectly maintained. Enjoy an unobstructed view with a western exposure. It also offers an equipped American kitchen, a 17 m<sup>2</sup> living room and a 10 m<sup>2</sup> terrace to enjoy the beautiful sunny days. Although the interior requires refreshing, the apartment also includes a bedroom, a bathroom and many comfort amenities such as elevator, secure residence, electric blinds and shutters and a swimming pool. A garage is included in the offer. A real opportunity for those looking to live in a quiet and well-kept place close to shops and beaches.

Fees and charges :

Annual current expenses 2 400 €

Well condominium

265 000 € fees included

