

599 000 €

For sale apartment

4 rooms

Surface : 89 m²

Surface of the living : 89 m²

Year of construction : 1973

Exposition : Sud est

View : Mer

Hot water : Collective

Inner condition : good

Standing : residential

Building condition : good

Features :

lift, gated, calm, residential, electric blinds,
electric shutters, pool, Gardien

3 bedroom

1 terrace

2 showerers

1 WC

1 parking

1 cellar

Legal information

599 000 € fees included

3,99% VAT of fees paid by the buyer
(576 000 € without fees), well
condominium (995 lots in the
condominium), annual current expenses
5 200 € (433 € monthly), no current
procedure, information on the risks to which
this property is exposed is available on
georisques.gouv.fr.

**Apartment 2985 Juan-les-Pins**

You will be charmed by this 4-room family apartment of nearly 90 m² located in a sought-after, guard-gated residence with a swimming pool and tennis court. You will enjoy a spacious living room and a fully equipped kitchen, opening onto a 15 m² south-facing terrace with sea view. You will have 3 beautiful bedrooms (15 m², 12 m², 13 m²) all opening onto a second 18 m² terrace. Two shower rooms with WC, a beautiful entrance hall and a large wardrobe complete the comfort of this air-conditioned apartment. You can park your car in a private space in the basement, your bikes in a dedicated space and will be an 8-minute walk from the beaches of Juan les Pins or 10 minutes from the center of Antibes. Shops nearby (Intermarché de la Badine 800m) and bus line 30 stop in front of the residence. Worth visiting, idyllic living environment!

Energy class (dpe) : C - Emission of greenhouse gases (ges) : C
Estimated annual energy between 801 and 1083 € (reference year 2022)
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