



150 000 €

For sale apartment

1 room

Surface : 20 m<sup>2</sup>

Surface of the living : 15 m<sup>2</sup>

Year of construction : 1972

Exposition : Ouest

View : Dégagée

Hot water : Individuelle électrique

Inner condition : GOOD

Standing : Residential

Building condition : GOOD

Features :

lift, Double Glazing, Parlophone, air conditioning

1 shower

1 WC

1 cellar

#### Legal information

150 000 €

Fees paid by the owner, well condominium (249 lots in the condominium), annual current expenses 1 244 € (104 € monthly), no current procedure, information on the risks to which this property is exposed is available on [georisques.gouv.fr](http://georisques.gouv.fr)



### Apartment 25581 Cannes

CANNES / STUDIO / FOR SALE / SEA VIEW BALCONY In the heart of the city, while being quiet, in the Saint Nicolas district, you will find this studio in perfect condition, fully equipped, city center and close to all amenities. Facing due west, this apartment is bright, on a high floor with a balcony and a clear view. A cellar completes this property. To visit without delay. Ideal first purchase or investor.

Energy class (dpe) : D - Emission of greenhouse gases (ges) : D  
Estimated annual energy between 280 and 410 € (reference year 2021)  
Document non contractuel - 22/12/2024

