

273 000 €

**For sale apartment**

**3 rooms**

**Surface : 72 m<sup>2</sup>**

**Surface of the living : 20 m<sup>2</sup>**

**Year of construction : 1980**

**Exposition : Sud**

**View : Dégagée**

**Hot water : Collective**

**Inner condition : Good**

**Standing : "Demi-luxe"**

**Building condition : Good**

**Features :**

lift, Double Glazing, Secured residence,  
Calm, Parc, Residential, Jardin privatif,  
Pool, Visitor Parking

2 bedroom

1 terrace

1 shower

1 WC

1 garage

1 cellar

**Informations légales**

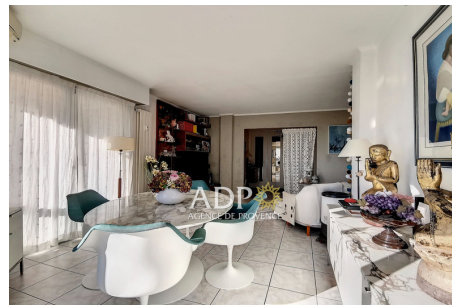
273 000 € honoraires inclus  
5,00% TTC d'honoraires inclus à la charge  
de l'acheteur (260 000 € hors honoraires),  
well condominium(135 lots in the  
condominium), annual current expenses  
3 240 € (270 € par mois), aucune  
procédure en cours, information on the risks  
to which this property is exposed is  
available on [georisques.gouv.fr](http://georisques.gouv.fr)



## Apartment 2648 Grasse

The Provence agency offers for sale a 73 m<sup>2</sup> apartment in the beautiful secure residence "Les Micocouliers" with swimming pool, tennis court, pétanque court and wooded park. Close to the 4 Chemins roundabout and main roads. This apartment is located on the 2nd floor out of 3, in absolute calm, with 1 terrace and 1 balcony. It's made of : Entrance hall to living room - dining room (m<sup>2</sup>) opening onto a 13 m<sup>2</sup> terrace. Independent equipped kitchen, 2 bedrooms, Bathroom with bathtub and toilet, Bathroom with large shower, 1 separate toilet fiber optic cable, Large closed garage (14 m<sup>2</sup> with mezzanine for more storage) and a cellar complete the package. The garage allows the charging of an electric car because it is connected to the apartment's EDF meter. Additional parking spaces in closed and private collective parking at the residence. The condominium charges are €381 per month and include heating, hot and cold water, gas and maintenance of the...

Energy class (dpe) : C - Emission of greenhouse gases (ges) : C  
Estimated annual energy between 600 and 860 € (reference year 2021)  
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