## 620 000 €

For sale apartment

3 rooms

Surface: 70 m²

Surface of the living: 28 m<sup>2</sup> Year of construction: 1996

Exposition: Sud

Hot water : Individuelle électrique

Inner condition : Excellent
Standing : Prestige
Building condition : Good

Features:

lift, Double Glazing, Secured residence, Calm, Parc, Residential, Stores électriques

2 bedroom

2 bathrooms

2 WC

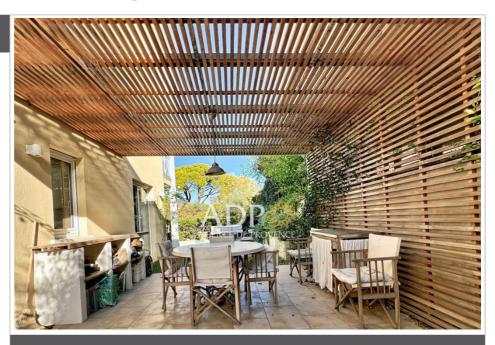
2 garage

2 cellars

## Legal information

620 000 €

Fees paid by the owner, well condominium(7 lots in the condominium), annual current expenses  $3\,600\,\in\,(300\,\in\,$  monthly), no current procedure, information on the risks to which this property is exposed is available on georisques.gouv.fr,



## Apartment 780 Juan-les-Pins

JUAN-LES-PINS – STUNNING 3-BEDROOM APARTMENT WITH A PRIVATE 130 m² GARDEN Ideally located in the sought-after Tramontane neighborhood, just a short walk from the center, shops, schools, and beaches, this beautifully renovated 3-bedroom apartment offers top-quality features. It includes a bright double living room, two spacious bedrooms, and two elegantly designed bathrooms. The entire space opens onto a magnificent private garden facing south, covering 130 m², ensuring complete tranquility and an exceptional living environment. The residence is modern and intimate, with only seven apartments. This rare property comes with two garages and two cellars. A viewing is a must! Contact Steffi 0619639609 Information about the risks this property may be exposed to is available on the Géorisques website: www.georisques.gouv.fr

Energy class (dpe): D - Emission of greenhouse gases (ges): B
Estimated annual energy between 1288 and 1742 € (reference year 2023)

Document non contractuel - 03/12/2025





