stere IMMOBILIER

## Téléphone 07 81 23 55 38

## 282 000 €

- For sale ideal investor 3 rooms Surface : 42 m<sup>2</sup> Year of construction : 1992 View : Mer Building condition : good Features : double glazing, gated, calm, air conditioning, residential, pool
- 2 bedroom
- 1 terrace
- 2 show ers
- 1 WC
- 1 parking



## Ideal investor 154 Cannes

Croix des Gardes sector, Le Van Gogh, with private swimming pool. Beautiful 3room apartment of 42.10 m<sup>2</sup> Carrez law, facing south west. It consists of a living room with a terrace of approximately 8 m<sup>2</sup>, offering a beautiful view of the sea,

## Legal information 282 000 €

Fees paid by the owner, well condominium(22 lots in the condominium), annual current expenses  $4 \quad 392 \in (366 \in \text{monthly})$ , no current procedure, information on the risks to which this property is exposed is available on georisques.gouv.fr.



Energy class (dpe) : D - Emission of greenhouse gases (ges) : B Estimated annual energy between 720 and 1030 € (reference year 2021) Document non contractuel - 30/04/2025





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