

**185 000 €**

**For sale apartment**

**3 rooms**

**Surface : 67 m²**

**Year of construction : 1972**

**Exposition : Sud ouest**

**View : Citadine**

**Standing : residential**

**Features :**

lift, gated, residential

2 bedroom

2 terraces

1 bathroom

1 WC



## Apartment 195 Vallauris

**!! OPPORTUNITY !!** Vallauris, Mairie district, very good opportunity for this 3-room apartment, crossing, upstairs, facing southwest. The apartment consists of a living room, separate kitchen, 11 m² south-west facing front terrace, bathroom and separate toilet, 2 bedrooms opening onto a rear terrace of approximately 8 m². Renovation required. Ideal primary residence or rental investment. To visit quickly.

### Legal information

185 000 €

Fees paid by the owner, well condominium (16 lots in the condominium), annual current expenses 2 448 € (204 € monthly), no current procedure, information on the risks to which this property is exposed is available on [georisques.gouv.fr](http://georisques.gouv.fr).

Energy class (dpe) : F - Emission of greenhouse gases (ges) : C  
Estimated annual energy between 1910 and 2605 € (reference year 2023)  
Document non contractuel - 24/05/2025

