



629 000 €

**Buying apartment**

**3 rooms**

**Surface : 80 m<sup>2</sup>**

**Surface of the living : 28 m<sup>2</sup>**

**Exposition : Sud**

**View : Jardin**

**Hot water : Collective**

**Inner condition : a refresh**

**Standing : residential**

**Building condition : good**

**Features :**

lift, gated, calm, residential, electric blinds, electric shutters, visitor parking

2 bedroom

2 terraces

1 bathroom

1 WC

1 parking

1 cellar

**Legal information**

629 000 €

Fees paid by the owner, well condominium, annual current expenses 3 960 € (330 € 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 962 Cannes

Beautiful 3-room apartment, bright and crossing, nestled in the heart of the residential district of Cannes Montrose, a popular address on the Côte d'Azur. This elegant property is located on the 1st floor of a 3-storey residence, offering a peaceful setting in a green environment, ideally located to enjoy the best of Cannes life. Benefiting from a south-facing exposure, it benefits from natural light in all seasons, and offers a breathtaking view of the vast surrounding garden from its 20 m<sup>2</sup> terrace. The apartment is in very good general condition, ready to welcome its new residents. The interior consists of a welcoming entrance hall, a spacious living room of 29 m<sup>2</sup>, ideal for relaxing or entertaining guests. Two large bedrooms of 15m<sup>2</sup> and 17m<sup>2</sup> provide comfortable resting areas, one of which has a large built-in closet for additional storage. The 9 m<sup>2</sup> independent kitchen is perfectly equipped and opens onto a 7 m<sup>2</sup> balcony. For added...

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