



235 000 €

For sale apartment

3 rooms

Surface : 39 m²

Year of construction : 1990

Exposition : Sud ouest

View : Jardin

Standing : residential

Building condition : good

Features :

lift, double glazing, gated, calm, air conditioning, residential, pool

2 bedroom

2 terraces

1 bathroom

1 shower

2 WC

1 parking

Energy class (dpe) : D

Emission of greenhouse gases (ges) : A

Document non contractuel

01/07/2025 - Prix T.T.C



### Apartment 1838 Cannes

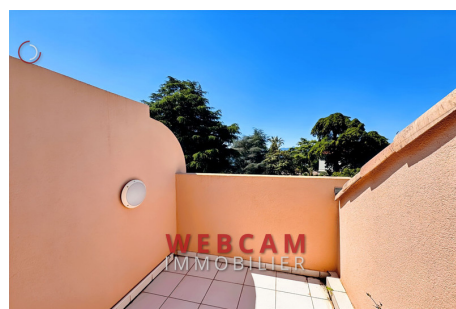
Villa Francia. Superb residence in the sought-after Croix des Gardes area. Discover this southwest-facing duplex apartment, air-conditioned upstairs and downstairs. It consists, in the lower part, of an entrance with cabin and bunk beds, shower room with toilet, living room opening onto a terrace of approximately 7m². In the upper part, bathroom with toilet, air-conditioned bedroom opening onto an independent solarium, allowing you to enjoy sunny days in complete privacy. A parking space accessible by elevator completes this property. Charming residence with superb pedestrian gardens, as well as an exceptional swimming pool, tennis courts and multi-sports facilities. Beach 800 m away. Ideal pied-à-terre or rental investment. High profitability possible. Airbnb accepted! Urgent sale!

Fees and charges :

Annual current expenses 4 852 €

Well condominium

51 lots in the condominium 235 000 € fees included



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