

620 000 €

Contact agency

Villa Urbana

36, avenue de l'Estérel, rond point St Honorât

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For sale apartment

4 rooms

Surface : 96 m²

Surface of the living : 46 m²

Year of construction : 1988

Exposition : Sud ouest

View : Jardin

Hot water : Individuelle électrique

Inner condition : excellent

Standing : residential

Building condition : GOOD

Features :

lift, double glazing, gated, CALM, armored door, residential, electric blinds, electric shutters, POOL, TENNIS

1 bedroom

1 terrace

1 shower

1 WC

1 garage

1 parking

Energy class (dpe) : D

Emission of greenhouse gases (ges) : A

Document non contractuel

03/05/2025 - Prix T.T.C



### Apartment 176 Antibes

Nestled in the sought-after area of RABIA - FONTMERLE in Antibes, this magnificent 4-room apartment of 96 m² offers an exceptional living environment. Located on the 1st floor of a luxury residence of only 2 floors and perfectly maintained, this property is a true haven of peace, without any vis-à-vis. The apartment is distinguished by its optimized layout and its brightness. The spacious living room of 46 m², facing south-west, is ideal for entertaining and relaxing. The independent fitted kitchen offers a functional and friendly space. This exceptional apartment also has a master suite with shower room and dressing room. A 15 m² terrace and an additional balcony will allow you to enjoy the mild seasons of our region. It is currently configured as 2 rooms, but can very simply be transformed into 3 or 4 rooms. Sold with outdoor parking and a large garage. You will be charmed by the peaceful view of the residence's garden, as well as by access to the swimming pool and tennis court, rare assets that will enhance your daily life. Don't miss this unique opportunity to acquire a luxury apartment in an idyllic environment.

Fees and charges :

Annual current expenses 305 €

Well condominium

01 lots in the condominium 620 000 € fees included

