

## Price on request

### Contact agency

#### Webcam Immobilier

14, Avenue des Broussailles

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### For sale ideal investor

2 rooms

Surface : 27 m²

Year of construction : 1990

Exposition : Sud ouest

View : Mer

Standing : residential

Building condition : GOOD

### Features :

double glazing, gated, CALM, AIR  
CONDITIONING, residential, POOL

1 bedroom

1 terrace

1 bathroom

1 WC

1 parking

Energy class (dpe) : D

Emission of greenhouse gases (ges) : A



## Ideal investor 1789 Cannes

Discover this unique 1-bedroom apartment with a living area of 27 m² under the Carrez law, fully furnished, equipped, air-conditioned, and ... bursting with charm! It features a living room with a fitted kitchen, shower room, toilet, bedroom, plenty of storage space, and a terrace overlooking a garden, facing the sea, in a quiet setting... A parking space in the covered garage is included with the property. Villa Francia, a charming residence in the sought-after Croix des Gardes area. On-site, pedestrian gardens, a stunning infinity pool with exceptional views, tennis court, and multisport field. Perfect as a pied-à-terre in a unique and popular location, or as a rental investment. High profitability potential. Family, tourist, and conference rentals accepted. Airbnb allowed! A must-see soon.

Fees and charges :

Annual current expenses 3 800 €

Well condominium

81 lots in the condominium

Document non contractuel

