

## Price on request

**Contact agency**  
**Ciel Azur Immobilier**

2, rue Pierre Loti

06160 Juan-les-Pins

+33 (0)4 93 61 05 05 / info@cielazurimmo.com

**For sale apartment**

**2 rooms**

**Surface : 49 m²**

**Surface of the living : 22 m²**

**Exposition : Sud est**

**View : Jardin**

**Hot water : Individuelle électrique**

**Inner condition : GOOD**

**Standing : residential**

### Features :

lift, double glazing, gated, CALM, armored door, residential, POOL, Visitor Parking

1 bedroom

1 terrace

1 shower

1 WC

1 parking

**Energy class (dpe) : D**

**Emission of greenhouse gases (ges) : B**

Document non contractuel

03/10/2025 - Prix T.T.C



## Apartment 1044 Golfe-Juan

Superb two-room apartment with undeniable charm that you must discover without delay! Located in a residential area of Golfe-Juan, this property is on the garden level of a prestigious three-story building with a swimming pool. It offers a total area of 50m², including an 11m² terrace to enjoy the sunny days. Not to mention its spacious 22m² living room, one bedroom, a shower room, and separate toilets. You will appreciate its garden view, southeast exposure, as well as its fully equipped independent kitchen. Additionally, this property comes with modern comforts: elevator, double glazing, secure residence, and tranquility. It also includes an outdoor parking space, a cellar, and will charm you with its excellent interior condition. Currently rented until the end of November 2025. Real estate in 06220 Golfe-Juan offers several significant advantages for purchasing a two-room apartment. This charming coastal village, located between Cannes and Antibes, is well-known for its peace, scenic beauty, and exceptional quality of life. Apartments here generally benefit from breathtaking views of the Mediterranean Sea. The real estate market in Golfe-Juan provides great value for money, with a variety of modern and well-maintained apartments available. Furthermore, the proximity to amenities, public transportation, renowned beaches, and tourist attractions adds to its appeal. Lastly, the mild Côte d'Azur climate, with over 300 days of sunshine per year, makes buying an apartment in Golfe-Juan especially tempting.

