

## 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 : 38 m²

Year of construction : 2003

Exposition : Sud ouest

View : Mer panoramique

Hot water : Individuelle électrique

Inner condition : GOOD

Standing : residential

Building condition : GOOD

### Features :

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

1 bedroom

1 terrace

1 shower

1 WC

1 parking

Energy class (dpe) : C

Document non contractuel

30/08/2025 - Prix T.T.C



## Apartment 1040 Juan-les-Pins

JUAN LES PINS SEASIDE - A fantastic 2-room apartment to seize, located on the 6th floor of a secure and peaceful luxury residence built in 2003 in the sought-after seaside area of Juan-les-Pins. With a living area of 38 m² and a beautiful 18 m² southwest-facing terrace, this property offers breathtaking panoramic sea views. This well-maintained apartment features a fitted open kitchen, individual heating via reversible air conditioning, and electric individual hot water. You will also appreciate quality amenities: elevator, double-glazed windows, reinforced door, electric blinds, and shutters. It also includes a bedroom, a shower room, a separate toilet, and an underground parking space. Please don't hesitate to contact us for more information. The seaside area of 06160 Juan-les-Pins is a charming and lively spot. Bathed by the Mediterranean Sea, it boasts stunning sandy beaches lined with restaurants and cafés. It's also a vibrant hub for water sports, offering spots for waterskiing, paddleboarding, and sailing. The iconic Belles Rives hotel is situated along this stretch of coastline, evoking the glamorous spirit of the 1920s. Luxury boutiques, art galleries, and jazz clubs complete the lively scene. At night, the lights of yachts moored in the nearby bay add a magical touch to the landscape.

Fees and charges :

Annual current charges 1 208 €

