

**580 000 €**

**Contact agency**

**SARL CAD INVEST**

39, rue des granges Galand

37550 Saint Avertrin

06 68 24 23 45 / cadinvest@icloud.com

**For sale apartment**

**2 rooms**

**Surface : 54 m²**

**Surface of the living : 22 m²**

**Year of construction : 1975**

**Exposition : Sud ouest**

**View : Mer**

**Hot water : Collective**

**Inner condition : GOOD**

**Building condition : GOOD**

**Features :**

lift, double glazing, gated, CALM, residential, electric blinds, electric shutters, POOL, Visitor Parking

1 bedroom

2 terraces

1 bathroom

1 WC

1 parking

1 cellar

**Energy class (dpe) : E**

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

Document non contractuel

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



### Apartment 1170 Vallauris

Very beautiful sea view, a true haven of peace. Nice 2-room apartment of 54 m2 with terrace, private parking and cellar. Secure luxury residence with caretaker, 3 ha park, semi-Olympic swimming pool with deckchairs and parasols, tennis courts. Privileged location, Paradou Natural Park 300m away, Golf Juan beaches 1km away, La Croisette 2.5km away, nearest beach 400m away. Entrance with cupboards, living room with access to terrace with sea and park view. Separate fitted and equipped kitchen, 1 bedroom with dressing room, bathroom and separate toilet. Tel: 06 07 32 94 07

**Fees and charges :**

**Annual current expenses 3 360 €**

**Well condominium**

**580 000 € fees included**

