

Price on request

Contact agency

Prestigimmo.fr

2791, Ch. St Bernard, Sophia Antipolis accès

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For sale apartment

3 rooms

Surface : 73 m²

Surface of the living : 19 m²

Year of construction : 1988

Exposition : Est

View : Dégagée

Hot water : Individuelle électrique

Inner condition : GOOD

Standing : residential

Building condition : GOOD

Features :

double glazing, gated, CALM, residential,
electric blinds, elevator

2 bedroom

1 bathroom

1 WC

1 parking

1 cellar

Energy class (dpe) : D

Emission of greenhouse gases (ges) : B

Document non contractuel



Apartment 01533 Antibes

ANTIBES, residential area, chemin des combes, in a well-maintained and well-inhabited building where life is pleasant, no overlooking neighbors. This 3-room apartment of 73.60m² features an entrance with closet, a large dining area with an open-plan fitted and equipped kitchen, a living room of 20m², two bedrooms, a toilet, and a spacious bathroom. Private outdoor parking. - Enclosed terrace offering an additional 19.6m² of space, not included in the Carrez surface area (54m² Carrez + 19.6m² outside Carrez), thus no impact on property tax (€1,063 in 2024). - Very bright apartment with a lovely view of the Southern Alps and a small glimpse of the sea - Quiet - Friendly residence with a WhatsApp group facilitating communication between neighbors and the homeowners' association. - Large cellar. - Elevator Preferably sold with the furniture. Charges (The apartment can be rented for €1,235 including charges/month) Your contact, DI PONIO FABRICE 06.20.96.65.51 MANAGER Property price: €340,000 fees included Property price excluding fees: €323,000 Total fees including tax: 5%, i.e. €17,000 - Fees payable by the buyer Géorisques Information about the risks related to this property is available on the Géorisques website <https://www.georisques.gouv.fr>

Fees and charges :

Annual current expenses 1 680 €

Well condominium

