

**Price on request**

**Contact agency**

**ATRIO IMMOBILIER**

21, avenue Général Leclerc

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**For sale apartment**

**3 rooms**

**Surface : 85 m²**

**Exposition :** Sud nord

**View :** Aperçu mer

**Hot water :** Individuelle

**Inner condition :** a refresh

**Features :**

lift, double glazing, gated, residential, AIR  
CONDITIONING

2 bedroom

2 terraces

1 shower

1 WC

1 garage

1 cellar



### Apartment 2632 Cagnes-sur-Mer

Beautiful 3-room apartment with a total area of 85 m<sup>2</sup> and a terrace of about 10 m<sup>2</sup>, ideally located in the Hippodrome district of Cagnes-sur-Mer. Located on the 2nd floor of a secure building, this property benefits from a South-North exposure offering a partial sea view. The apartment consists of a large entrance hall leading south to a living room with a terrace, and north to a bathroom, a separate toilet, two bedrooms, as well as an independent kitchen with an adjoining balcony. A basement cellar and an underground garage complete the property.

**Fees and charges :**

Annual current expenses 2 532 €

Well condominium

Document non contractuel

