

**395 000 €**

**Contact agency**

**Portissim**

7 Quai de la Perouse - Port de Plaisance  
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**For sale apartment**

**3 rooms**

**Surface : 68 m²**

**Surface of the living : 29 m²**

**Year of construction : 2022**

**Exposition : Sud ouest**

**View : Jardin**

**Hot water : Individuelle**

**Inner condition : NEW**

**Standing : residential**

**Building condition : NEW**

**Features :**

lift, double glazing, intercom, air conditioning, electric blinds, electric shutters

2 bedroom

1 terrace

1 bathroom

1 WC

**Energy class (dpe) : C**

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

Document non contractuel

14/06/2025 - Prix T.T.C



### Apartment 25664 Golfe-Juan

GOLFE-JUAN Vallauris / Beautiful new 3-room apartment / WITH THE ADDITIONAL POSSIBILITY OF A DOUBLE GARAGE €55,000 Just a short walk from the port, shops and beach, discover this superb 3-room apartment of 68.95 m2 in a new luxury residence, recently built in 2022, it is secure, quiet, with elevator, double glazing, and armored door. Bright and functional, it consists of a living room opening onto a fully equipped American kitchen, two bedrooms with built-in wardrobes, a modern bathroom and a separate toilet. A southwest-facing terrace offers a pleasant outdoor space. The monthly charges of €214 include €143 for the apartment with cold water and €71 for electricity for an ELECTRIC VEHICLE for the double garage. Only 8 APARTMENTS and 16 GARAGES in the new luxury residence. Information on the risks to which this property is exposed is available on the government's Géorisques website.

Fees and charges :

Annual current expenses 2 652 €

Well condominium

24 lots in the condominium 395 000 € fees included

