

## Price on request

**Contact agency**

**Orion Immobilier**

503 Avenue de la Mer

06210 Mandelieu-la-Napoule

+33 (0)4 93 47 40 33 / info@orionimmobilier.fr

**For sale apartment**

**3 rooms**

**Surface : 78 m²**

**Surface of the living : 25 m²**

**Year of construction : 2003**

**Exposition : Sud est**

**View : Mer panoramique**

**Hot water : Individuelle**

**Inner condition : GOOD**

**Standing : prestige**

**Building condition : GOOD**

**Features :**

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

2 bedroom

2 terraces

1 bathroom

1 shower

2 WC

1 garage

1 parking

1 cellar

**Energy class (dpe) : B**

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



## Apartment 2625 Mandelieu-la-Napoule

Magnificent 3-room apartment of 78m², offered for sale by ORION Immobilier in Mandelieu-la-Napoule, in a luxury residence, located in the prestigious Grand Duc district of Mandelieu-la-Napoule. Enjoy a panoramic sea view from this beautiful building built in 2003 and benefiting from a perfect state of maintenance. This exceptional property also offers two terraces, a separate fitted kitchen, a bright living room facing south-east and two bedrooms including a master suite with its bathroom, a shower room with WC and a guest toilet. Its quality services include double glazing, reversible air conditioning, elevator, secure residence, quiet, electric blinds and shutters, swimming pool and guest parking. In addition, a large electrified garage, an outdoor parking space and a cellar complete this property. Discover without delay! The Grand Duc area of Mandelieu-la-Napoule is a prestigious residential estate located on the French Riviera. Nestled in the hills overlooking the town, Grand Duc offers magnificent views of the Mediterranean Sea. This area is known for its luxurious villas and estates, nestled in a tranquil, unspoiled natural setting. Its quiet streets are lined with mature trees, adding to its serene and private atmosphere. Despite its decidedly residential character, Grand Duc remains close to the beaches and the lively Mandelieu-la-Napoule, a charming town known for its castle, port, and mimosa festival.

Fees and charges :

