

## Price on request

**Contact agency**

**Webcam Immobilier**

14, Avenue des Broussailles

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**For sale apartment**

**4 rooms**

**Surface : 90 m²**

**Surface of the living : 30 m²**

**Year of construction : 1965**

**Exposition : Sud nord**

**View : Mer**

**Hot water : Collective**

**Inner condition : renovated**

### Features :

Vue Mer & Iles, double glazing, Absolute calm, Terrasse 144m², Secteur Résidentiel, electric shutters, collective parking, AIR CONDITIONING

3 bedroom

2 terraces

1 bathroom

1 shower

2 WC

1 garage

1 cellar

**Energy class (dpe) : D**

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

Document non contractuel



## Apartment 1920 Cannes

**Rare Opportunity – Cannes Tassigny | Top Floor with Sea View Roof Terrace**

**Information & Viewings:** Gérald – 06 20 45 66 72 In the quiet and highly sought-after residential area of Cannes Tassigny, discover this beautiful, fully renovated 4-room apartment spanning 90 m², located on the top floor and featuring an exceptional 131 m² roof terrace with panoramic sea views and vistas of the Lérins Islands. This unique outdoor space is perfect for enjoying sunrises, fireworks, and special moments with family or friends. A fully equipped summer kitchen completes this outdoor living area. The apartment is bright and airy, with windows facing both south and north. It comprises: a spacious 30 m² living room bathed in southern light, a modern and practical kitchen, 3 bedrooms with built-in closets, including a master suite with bathroom and WC, and a shower room with WC. The property includes: a large closed garage with a cellar in the basement. Also available is a large communal parking area with several spaces. Close to amenities while enjoying a peaceful environment. Monthly charges: €317, including heating and hot water – Annual charges: €3,804 Move-in ready apartment with high-quality finishes, a visit not to be missed!!! Information about risks related to this property can be found at: [www.georisques.gouv.fr](http://www.georisques.gouv.fr)

**Fees and charges :**

Annual current expenses 3.804.6

