

Price on request

Contact agency

Agence BBii

30 rue Mgr A. Daumas

06300 Nice

04 97 22 24 83 / bbii.immo@gmail.com

For sale apartment

5 rooms

Surface : 157 m²

Surface of the living : 50 m²

Year of construction : 1973

View : Citadine

Hot water : Collective

Inner condition : NEW

Standing : residential

Building condition : GOOD

Features :

lift, CALM, AIR CONDITIONING, gated

3 bedroom

3 showers

3 WC

2 garage

Energy class (dpe) : D

Emission of greenhouse gases (ges) : E

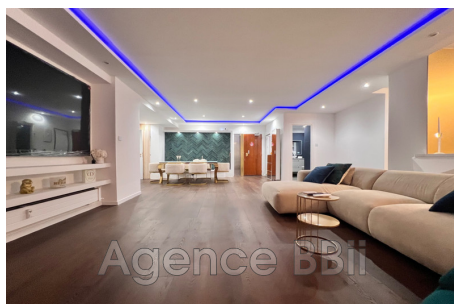
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03/11/2025 - Prix T.T.C



Apartment 8780/4 Le Cannet

LE CANNET: Grande Bretagne Area ... RARE Opportunity! Loft of approximately 157 m² with GARAGE Agem in its setting, a 157 m² loft close to major roadways, yet just 8 minutes from the Croisette, the prestigious Palais des Festivals, and the Carré d'Or with all its luxury boutiques... This loft in a souplex style, tastefully designed and furnished with a very clean and modern aesthetic, offers you a luxurious, contemporary, and refined living experience with spacious living areas: - A 48 m² living room open to a fully equipped American kitchen, featuring a large XXL TV screen positioned in the 32 m² lounge area... - A first spacious bedroom of 15 m² with black marble, complete with its own shower room and toilet... - Another bedroom of 11 m² also includes a hydromassage Italian shower, bathtub, and toilet. - To top it off, a master suite of 31 m² with a walk-in closet, bathroom with an Italian shower, stunning double bathtub (face to face), and toilet. - A 9 m² soundproofed room that can be used as an office, gym, or anything else you desire... - At the entrance, a separate guest toilet, plus for your pleasure, a cozy 12 m² jungle-style relaxation area featuring a jacuzzi and sauna awaits to provide comfort after a long day... Ideal as a primary or secondary residence and, subject to the building's rules, also suitable as a rental investment for holiday lets. This property is equipped with air conditioning, built-in wall safes, alarm system, secure door, cameras, and every room is wired directly to the Internet with wall-mounted



ownership. BBii Agency - 04 97 22 24 83 - 06 62 66 80 00

Fees and charges :

Annual current expenses 5 148 €

Well condominium