

**315 000 €**

**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**

**4 rooms**

**Surface : 79 m²**

**Surface of the living : 17 m²**

**Year of construction : 1973**

**Exposition : Sud nord**

**View : Dégagée**

**Hot water : Individuelle gaz**

**Standing : residential**

**Features :**

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

3 bedroom

3 terraces

1 shower

1 WC

1 parking

1 cellar

**Energy class (dpe) : C**

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

Document non contractuel

02/05/2025 - Prix T.T.C



## Apartment 2564 Mandelieu-la-Napoule

Magnificent 4-room apartment to seize, located in the Capitou district of Mandelieu-la-Napoule. With a surface area of 79 m², this property located on the 3rd floor of a 4-storey building, offers a South orientation with a clear view. Made up of 3 comfortable bedrooms, it also offers a fitted independent kitchen, 1 shower room, 1 WC, as well as 2 terraces, 1 parking space and 1 cellar. The residence is equipped with an elevator, has double glazing, secure and quiet with an armored door and electric roller shutters available. The +: parking for visitors. A must-see!

**Fees and charges :**

Annual current expenses 1 980 €

Well condominium

140 lots in the condominium 315 000 € fees included

