

298 000 €

**Buying apartment**

**2 rooms**

**Surface : 53 m²**

**Year of construction :** 1991

**Exposition :** Sud nord

**Hot water :** Individuelle électrique

**Inner condition :** good

**Standing :** residential

**Building condition :** good

**Features :**

Lift, Double Glazing, Secured residence,  
Reinforced door, residential, Electric blinds

1 bedroom

1 terrace

1 shower

1 WC

1 garage

1 cellar

**Energy class (dpe) :** C

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

Document non contractuel

03/05/2025 - Prix T.T.C



### Apartment 188 Juan-les-Pins

Looking for the dolce vita in Juan-les-Pins? Imagine yourself just steps from the sandy beaches, with shops and public transport within easy reach! This charming 53 m² one-bedroom apartment awaits you on the 3rd floor of a perfectly maintained 1991 residence. Its charming asset? A deep, sun-drenched 7 m² terrace (south-facing!), ideal for your moments of relaxation. Inside, discover an optimized layout: a welcoming entrance hall, a recently renovated separate kitchen, a bedroom with a built-in closet, a shower room with WC, and a bright living room that opens onto your sunny terrace. In terms of comfort, you will benefit from electric heating and air conditioning (very good energy consumption). Significant bonuses: a cellar and a garage are included! Don't wait any longer to seize this opportunity!

General informations :

Annual current expenses 1 608 €

Well condominium

77 lots in the condominium 298 000 € fees included

