

## Price on request

### Buying apartment

1 room

Surface : 23 m<sup>2</sup>

Surface of the living : 20 m<sup>2</sup>

Exposition : Sud est

View : Jardin

Hot water : Individuelle

Inner condition : to renovate

Standing : residential

Building condition : good

### Features :

Secured residence, Calm, residential

1 terrace

1 shower

1 WC

1 parking

Energy class (dpe) : F

Emission of greenhouse gases (ges) : C

Document non contractuel

16/08/2025 - Prix T.T.C



## Apartment 203 Juan-les-Pins

An exceptional studio in a former bourgeois residence in Juan-les-Pins A must-see! Discover this magnificent studio located on the ground floor of a secure luxury residence in Juan-les-Pins. This exceptional address, a former bourgeois-style hotel , offers a most pleasant living environment, nestled in the heart of the peaceful Bijou Plage district. This 23 m<sup>2</sup> studio extends onto a superb 17 m<sup>2</sup> southeast-facing terrace , offering breathtaking views of the residence's lush garden. The layout includes a separate kitchenette and private electric heating and hot water. Private parking completes this rare property. The apartment is in need of renovation, making it an ideal opportunity to personalize your future pied-à-terre or rental investment. In this two-story building with a residential feel, you'll enjoy a peaceful and privileged setting. This is a unique opportunity to become the owner of an exceptional property in Juan-les-Pins.

General informations :

Annual current expenses 1 236 €

Well condominium

