



268 000 €

**Buying appartement**

**3 rooms**

**Surface : 63 m²**

**Surface of the living : 23 m²**

**Year of construction : 1968**

**Exposition : Ouest**

**View : Dégagée**

**Hot water : Individuelle**

**Inner condition : Neuf**

**Features :**

Ascenseur, Double vitrage

2 bedroom

1 terrace

1 bathroom

1 WC

1 cellar

**Energy class (dpe) : D**

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

Document non contractuel

13/06/2025 - Prix T.T.C



## Appartement 185 Cagnes-sur-Mer

Charming 3-room apartment for sale, located in Cagnes-sur-Mer. With a total surface area of 63 m², this apartment is ideally laid out with a spacious living room of 23 m², two comfortable bedrooms, a bathroom and a toilet. The property is graciously completed by a separate fitted kitchen and a beautiful terrace of 20 m² and one of 8 m², perfect for enjoying summer evenings. The apartment is on the 2nd floor of a 5-storey building built in 1968, with a west orientation offering an unobstructed view. Equipped with collective heating and an individual hot water system, the interior is new for your comfort. Also included is a cellar, an elevator and double glazing for your peace of mind. Not to be missed! Located in the Alpes-Maritimes department, on the Côte d'Azur, 06800 Cagnes-sur-Mer is an attractive city for buying a 3-room apartment for several reasons. Its privileged location between Nice and Antibes and its proximity to Nice-Côte d'Azur airport offer easy and quick access to different destinations. Its landscape where sea, mountains and sun blend together, offers an excellent quality of life. Cagnes-sur-Mer also seduces with its dynamic real estate market with a wide variety of apartments and prices accessible to all budgets. Finally, the city offers varied



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Code NAF 6831Z - SIRET 952 740 421 00013 - Garantie financière : 120.000 EUROS - Document non contractuel - \*prix F.A.I.