

Tél. 04 93 63 12 12

lisnard-immobilier.com

Vallauris - Golfe Juan

Antibes - Juan Les Pins

## 215 000 €

For sale apartment

2 rooms

Surface: 37 m<sup>2</sup>

Surface of the living: 16 m²
Hot water: Individuelle électrique

Inner condition: good

Features:

Air conditioning, Secured residence, Calm,

Residential, Double Glazing

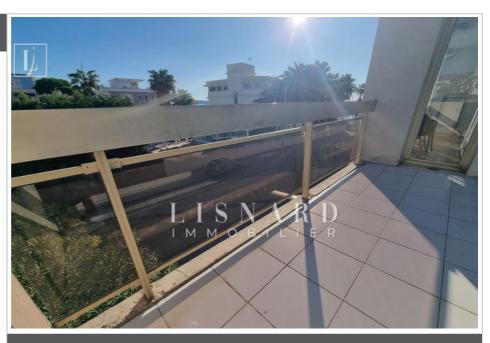
1 bedroom

2 terraces

1 show er

1 WC

1 parking



## **Apartment 3344 Vallauris**

The Lisnard Real Estate agency is pleased to offer you this property for sale, located just steps from Port Camille Rayon, the beach, and the restaurants. Ideal for a first purchase or rental investment, this charming, bright, and airy 2-room apartment on the top floor of a quiet and secure residence will win you over with its many advantages. The apartment consists of a living room with an open kitchen and a pantry, a bedroom with a walk-in closet, a shower room, and a separate toilet. A terrace and a loggia complete its comfort. Collective parking is available within the gated residence. Contact the agency or Marie at 06.34.27.64.47.

## Legal information

215 000 €

Fees paid by the owner, well condominium, annual current expenses  $720 \in (60 \in \text{monthly})$ , no current procedure, information on the risks to which this property is exposed is available on georisques.gouv.fr,

Energy class (dpe): D - Emission of greenhouse gases (ges): B
Estimated annual energy between 751 and 1017 € (reference year 2023)

Document non contractuel - 13/10/2025





