

388 000 €

For sale house

3 rooms

Surface : 60 m<sup>2</sup>

Surface of the living : 27 m<sup>2</sup>

Surface of the land : 65 m<sup>2</sup>

Year of construction : 2017

Exposition : Sud

View : Jardin

Hot water : Electrique

Inner condition : excellent

External condition : new

Features :

Air conditioning, Double Glazing, Automatic gate

2 bedroom

1 terrace

1 shower

2 WC

1 parking

#### Informations légales

388 000 € honoraires inclus

4,86% TTC d'honoraires inclus à la charge de l'acheteur (370 000 € hors honoraires), aucune procédure en cours, information on the risks to which this property is exposed is available on [georisques.gouv.fr](http://georisques.gouv.fr)



### House 3089 Golfe-Juan

EXCLUSIVE Lisnard Immobilier - Rare in Golfe Juan!!! Magnificent detached villa ideally located in the South and a stone's throw from the beaches . Built in 2017 , its new condition is remarkable with an excellent interior. Its 62 m<sup>2</sup> offer a beautiful space of comfort with 2 bedrooms, 1 shower room, 2 toilets and a bright living room of 27 m<sup>2</sup>, through which a fully equipped American kitchen opens. Take advantage of its annexes: a green terrace of around 60 m<sup>2</sup> for sunny days and parking for more convenience. Quality services should be noted such as air conditioning, double glazing and an automatic gate . A house combining charm and modernity to discover without further delay. In addition, Golfe-Juan is renowned for its tranquility and quality of life , its strategic location, between Cannes and Antibes , offers easy access to many places of interest and multiple cultural and leisure activities . Contact the agency or Karin TROCELLO on...

Energy class (dpe) : B - Emission of greenhouse gases (ges) : A  
Estimated annual energy between 405 and 547 € (reference year 2023)  
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