

**MAYENT**

Agence immobilière  
Real estate agency

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*Mayent*  
Immobilier Cannes Croisette - 1954

Les plus beaux  
appartements

The most beautiful  
apartments

**560 000 €**

**For sale apartment**

**2 rooms**

**Surface : 39 m²**

**Surface of the living : 21 m²**

**Exposition : Sud ouest**

**View : Mer**

**Hot water : Individuelle**

**Inner condition : a refresh**

**Standing : bourgeois**

**Building condition : good**

**Features :**

Lift, Secured residence, Calm, residential,  
Electric shutters, Accès direct aux plages

1 bedroom

1 terrace

1 shower

1 WC

1 cellar

**Legal information**

560 000 € fees included

5,66% VAT of fees paid by the buyer

(530 000 € without fees), well  
condominium, annual current expenses

1 296 € (108 € monthly), no current

procedure, information on the risks to which  
this property is exposed is available on

[georisques.gouv.fr](http://georisques.gouv.fr)



**Apartment 4098 Cannes**

In the highly sought-after area of the Midi beaches in Cannes, charming 39 m² T2 offering a spacious 29 m² terrace with a breathtaking view of the sea. It is located on the ground floor of a beautiful 6-storey bourgeois building with elevator. Facing south-west, you will enjoy beautiful sunny days. Individual hot water and individual electric heating for your comfort. The American kitchen is fully equipped. The apartment consists of a bedroom, a shower room and a toilet. It requires a little refreshment. As a bonus, a cellar. Secure, quiet and residential residence with electric roller shutters and direct access to the beaches. A real cocoon for peaceful moments at the gateway to the Mediterranean.

Energy class (dpe) : D - Emission of greenhouse gases (ges) : A  
Document non contractuel - 19/09/2024



**Agence Mayent - 75, La Croisette - 06400 Cannes**

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Carte professionnelle n°CPI 0605 2018 000 033 765 - Préfecture ALPES MARITIMES

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