



117 700 €

**For sale apartment**

**1 room**

**Surface : 25 m<sup>2</sup>**

**Year of construction : 1982**

**Exposition : Sud est**

**View : Mer**

**Hot water : Individuelle électrique**

**Inner condition : good**

**Standing : Bourgeois**

**Building condition : Ravalement fait**

**Features :**

double glazing, gated, calm, electric shutters, pool

1 bedroom

1 terrace

1 shower

1 WC



### Apartment 123/2023 Saint-Cyprien-Plage

**SAINT CYPRIEN BEACH** In a residence with swimming pool located on the beach, Nice studio cabin with magnificent view of the sea and the gardens of the condominium. This apartment located on the 1st floor includes an entrance with large storage cupboard, a bathroom and a separate toilet, a bright living room, a very well equipped kitchen with a dining area, a closed cabin with bunk beds and a spacious terrace. The secure residence is very popular, with parking and caretaker. The facade renovation is recent. This favorite Studio is ideal for your family vacation and a very good seasonal rental investment!!

**Fees and charges :**

Annual current expenses 1 188 €

Well condominium

185 lots in the condominium 117 700 € fees included

Document non contractuel

04/05/2024 - Prix T.T.C



SAS Agence du Port G ALPHA 3

Quai Arthur Rimbaud, Résidence Villa Salix II, 66750 SAINT CYPRIEN

Carte Professionnelle n° CPI 6601 2020 000 044 284

Caisse de garantie GALIAN 152590 J- Montant de la garantie 120 000 €

SAS au capital de 8 000 € – Siret N°879 060 754 00014

