

212 000 €

For sale apartment

2 rooms

Surface : 36 m<sup>2</sup>Surface of the living : 17 m<sup>2</sup>

Year of construction : 1977

Exposition : Nord est

View : Citadine

Inner condition : good

Standing : residential

Building condition : Restoration done

Features :

lift

1 terrace

1 cellar



## Apartment 2893 Juan-les-Pins

We offer you this 2-room apartment located in a pretty secure residence in the center of Juan Les Pins, recently renovated. It is composed of a living room with open kitchen opening onto a terrace of more than 9 m<sup>2</sup>, a spacious bedroom and a bathroom with WC. It is sold with a cellar in the basement. A stone's throw from the beaches, shops and restaurants, this apartment is ideal for a pied-à-terre, student accommodation or a rental investment! Lines B/8/6/30/31 stop 200m away!

## Legal information

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Fees paid by the owner, well condominium(57 lots in the condominium), annual current expenses 1 000 € (83 € monthly), no current procedure, information on the risks to which this property is exposed is available on [georisques.gouv.fr](http://georisques.gouv.fr)

Energy class (dpe) : D - Emission of greenhouse gases (ges) : B  
Estimated annual energy between 750 and 1050 € (reference year 2021)  
Document non contractuel - 26/12/2024

