

92 000 €

For sale apartment

1 room

Surface : 13 m<sup>2</sup>Surface of the living : 11 m<sup>2</sup>

Year of construction : 1974

Hot water : Individuelle électrique

Inner condition : a refresh

Building condition : good

Features :

double glazing

1 bathroom

1 WC



## Apartment 2920 Juan-les-Pins

Are you looking for a rental investment? This studio with mezzanine located in a small secure residence in absolute calm will be ideal for student/seasonal rental. You will enjoy a living room with kitchenette, sleeping area on the mezzanine and bathroom. You will be 2 minutes from the bus stops and shops and can reach the center of Juan les Pins or Antibes in 5 minutes on foot. Motorcycle/bicycle parking. A little refresh is to be expected. Very good rental yield!

## Legal information

92 000 €

Fees paid by the owner, well condominium (24 lots in the condominium), annual current expenses 732 € (61 € 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) : C - Emission of greenhouse gases (ges) : A  
Estimated annual energy between 381 and 515 € (reference year 2023)  
Document non contractuel - 27/12/2024

