



275 000 €

**For sale last floor**

**2 rooms**

**Surface : 45 m²**

**Year of construction : 1983**

**Exposition : Sud**

**View : Aperçu mer**

**Hot water : Individuelle**

**Inner condition : A moderniser**

**Standing : Residential**

**Building condition : Ravalement fait**

**Features :**

Lift, Double Glazing, Secured residence,  
Calm, garden, Residential, Stores manuels,  
Volets roulants manuels, Pool

1 bedroom

1 terrace

1 shower

1 WC

1 parking

1 cellar

#### Legal information

275 000 €

Fees paid by the owner, well  
condominium(255 lots in the  
condominium), annual current expenses  
1 752 € (146 € monthly), no current  
procedure, information on the risks to which  
this property is exposed is available on  
[georisques.gouv.fr](http://georisques.gouv.fr).



#### Last floor 1045 Vallauris

Golfe-Juan, 2-room apartment – 10 minutes from Cannes. Come and discover this quiet 45 m² apartment with a breathtaking view and a glimpse of the sea, ideally located on the top floor of a sought-after residence with a pool and private park. The location is perfect: a 10-minute walk to the beaches and 7 minutes to the town center. Basement storage and parking provide optimal convenience. The apartment features a lovely entrance with the option to create a closet or small office, a fitted kitchen open to the living and dining area overlooking the south-facing terrace. Enjoy a spacious, comfortable bedroom with a closet, a shower room, and a separate toilet. For more information, call: Céline R. 0672884820.

Energy class (dpe) : D - Emission of greenhouse gases (ges) : B  
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