

231 000 €

For sale apartment

2 rooms

Surface : 41 m<sup>2</sup>

Exposition : Sud est

View : Dégagée

Hot water : Individuelle

Inner condition : a refresh

Standing : semi-luxury

Building condition : good

Features :

Lift, Secured residence, Calm, residential,

Electric shutters

1 bedroom

1 terrace

1 shower

1 WC

1 garage

1 cellar

#### Legal information

231 000 €

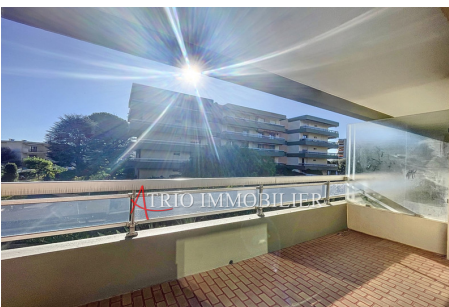
Fees paid by the owner, well condominium, annual current expenses 1 320 € (110 € monthly), no current procedure, information on the risks to which this property is exposed is available on [georisques.gouv.fr](http://georisques.gouv.fr)



### Apartment 2304 Saint-Laurent-du-Var

The Emperors In one of the prettiest residences in the area, superb 2-room apartment of approximately 40 m<sup>2</sup> in a quiet area with open views. Living room with fitted kitchen, plenty of storage space. Large sunny terrace of 12 m<sup>2</sup>. To refresh. Closed garage in the basement and large cellar! Very Rare for sale in this area! ATRIO IMMOBILIER EXCLUSIVE

Energy class (dpe) : E - Emission of greenhouse gases (ges) : B  
Estimated annual energy between 700 and 970 € (reference year 2023)  
Document non contractuel - 06/05/2024



ATRIO IMMOBILIER - 62, Avenue de Nice - 06800 Cagnes-sur-Mer

Tél. +33 (0)4 92 02 12 12 - [info@atrioimmobilier.com](mailto:info@atrioimmobilier.com) - [www.atrioimmobilier.com](http://www.atrioimmobilier.com)

Carte professionnelle n°CPI 0605 2017 000 019 428 - RCS Antibes 794 457 184 - Document non contractuel