

238 000 €

**For sale apartment**

**2 rooms**

**Surface : 35 m²**

**Surface of the living : 18 m²**

**Year of construction : 1993**

**Exposition : Nord est**

**View : Jardin**

**Hot water : Individuelle électrique**

**Inner condition : good**

**Standing : residential**

**Building condition : new**

**Features :**

Lift, Double Glazing, Secured residence,  
 Calm, residential, Electric blinds, Pool, Air  
 conditioning

1 bedroom

1 terrace

1 shower

1 WC

1 garage

**Legal information**

238 000 €

Fees paid by the owner, well  
 condominium(68 lots in the condominium),  
 annual current expenses 1 056 €  
 (88 € 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 2652 Saint-Laurent-du-Var**

Close to amenities, in a quiet, green setting, in the Empereur neighborhood, superb 2-room apartment in excellent condition, beautiful living room with a high-quality, fully equipped kitchen, reversible air conditioning, lovely bathroom with toilet, bedroom opening directly onto the 12 m² terrace. The property is sold with a double underground parking space of 28 m², which can be boxed in!!! Great opportunity, a rare find for sale in this beautiful residence with a swimming pool.

Energy class (dpe) : C - Emission of greenhouse gases (ges) : A  
 Estimated annual energy between 430 and 630 € (reference year 2025)  
 Document non contractuel - 05/12/2025

