

439 000 €

For sale apartment

4 rooms

Surface : 85 m²

Surface of the living : 20 m²

Exposition : Est ouest

View : Dégagée

Hot water : Collective

Inner condition : excellent

Standing : residential

Building condition : good

Features :

Lift, Double Glazing, Secured residence, residential, Electric blinds, Electric shutters, Air conditioning

3 bedroom

2 terraces

2 showers

2 WC

1 parking

2 cellars

Legal information

439 000 €

Fees paid by the owner, well condominium, annual current expenses 3 240 € (270 € monthly), no current procedure, information on the risks to which this property is exposed is available on georisques.gouv.fr.



Apartment 2644 Cagnes-sur-Mer

In Cagnes-sur-Mer, right in the heart of the Béal district, this apartment enjoys a prime location: just steps from the town center, the shopping area, and its pedestrian zone, providing immediate access to all amenities on foot. Located on a high floor with cross-ventilation, it benefits from an East-West exposure that fills it with natural light and offers unobstructed views, creating a calm and pleasant atmosphere. Spanning 85 m², it features a separate kitchen extended by a balcony, as well as a living room opening onto a terrace. Three bedrooms, two shower rooms, two toilets, and a laundry room complete a practical and well-thought-out interior layout, offering comfortable daily living. An underground parking space along with two cellars add valuable extras to this rare property, perfectly situated and enjoyable to live in.

Energy class (dpe) : C - Emission of greenhouse gases (ges) : C
 Estimated annual energy between 820 and 1180 € (reference year 2024)
 Document non contractuel - 06/12/2025

