

1 280 000 €

**Buying villa**

**9 rooms**

**Surface : 275 m<sup>2</sup>**

**Surface of the living : 42 m<sup>2</sup>**

**Surface of the land : 787 m<sup>2</sup>**

**Year of construction : 1982**

**Exposition : Sud ouest**

**View : Jardin**

**Inner condition : good**

**External condition : good**

**Features :**

pool, Cheminée, Bedroom on ground floor, double glazing, Buanderie, Portail automatique, calm

6 bedroom

3 terraces

5 showers

5 WC

1 garage

3 parkings

1 cellar

**Energy class (dpe) : C**

**Emission of greenhouse gases (ges) : A**

Document non contractuel

17/01/2025 - Prix T.T.C



## Villa 10835 Cagnes-sur-Mer

house composed of 4 apartments (possibility of very easy merger) and distributed as follows: on one level, on terrace with access to the swimming pool, you have a 2-room apartment with living room and open kitchen, a large bedroom with private bathroom and stairs to access the habitable part of the 1st floor comprising a huge living room crossing East-West with fireplace, 2 beautiful bedrooms, shower room, a large kitchen opening onto the outside,

**Fees and charges :**

Well condominium

3 lots in the condominium 1 280 000 € agency fees 5,19% à the responsibility of the buyer included

