



**480 000 €**

**Buying apartment**

**4 rooms**

**Surface : 80 m²**

**Surface of the living : 17 m²**

**Year of construction : 1974**

**Exposition : Est ouest**

**View : Parc, Piscine, Aperçu mer**

**Hot water : Collective**

**Inner condition : good**

**Standing : residential**

**Building condition : Ravalement fait**

**Features :**

Lift, Double Glazing, Calm, residential,

Electric shutters, Visitor Parking, Secured residence

3 bedroom

1 terrace

1 shower

2 WC

1 parking

**Legal information**

480 000 €

Fees paid by the owner, well condominium, annual current expenses 4 228 € (352 € 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 5271 Mandelieu-la-Napoule**

the AGENCE DE LA NAPOULE presents you EXCLUSIVELY In a gated residence, a stone's throw from the VILLAGE of LA NAPOULE, Close to the seaside, shops, the Port and Beaches, the Golf With use of a swimming pool (annual subscription) MAGNIFICENT 4-room apartment of 80 m², crossing EAST/WEST, on the 6th floor, with terrace of 7.50 m². Beautiful view of the landscaped PARK, swimming pool and sea view. Comprising: entrance with numerous cupboards, fitted kitchen, beautiful bright and spacious living room, 2 bedrooms, office (or 3rd bedroom), laundry room/dressing room, bathroom. Private outdoor parking completes this exceptional property. Excellent condition. Alarm system. Rare product on the real estate market. TRACFIN: In accordance with Article L561.5 of the Monetary and Financial Code, for the organization of any visit, you will be required to present an identity document. For any information, please contact us: NAPOULE AGENCY: Tel:...

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