



1 290 000 €

For sale apartment

3 rooms

Surface : 94 m²

Surface of the living : 30 m²

Exposition : Sud

View : Mer panoramique

Hot water : Individuelle

Inner condition : good condition

Standing : luxury

Features :

double glazing, Internet, electric blinds,
electric shutters, lift, digicode, caretaker,
intercom, electric gate, video surveillance

2 bedroom

1 terrace

2 showers

2 WC

1 cellar

Legal information

1 290 000 € fees included

5,74% VAT of fees paid by the buyer

(1 220 000 € without fees), well

condominium (197 lots in the

condominium), annual current expenses

3 600 € (300 € monthly), no current

procedure, information on the risks to which

this property is exposed is available on

georisques.gouv.fr.



Aménagement virtuel à titre illustratif

Apartment 1576 Cannes

ON A HIGH FLOOR WITH A MAGICAL SEA VIEW IN ONE OF THE MOST BEAUTIFUL RESIDENCES IN THE CANNES BASSE CALIFORNIE AREA, SECURED WITH GUARDS BEAUTIFUL 3-ROOM APARTMENT SPANNING 94m² UNDER THE CARREZ LAW, EXTENDED BY ITS SOUTH-FACING TERRACE WITH FULL SEA VIEW. It consists of an entrance hall, a living room opening onto the terrace, a south-facing bedroom with a built-in closet, a shower room with toilet, a bedroom with closet and shower room with toilet, and a high-end, fully equipped separate kitchen. Numerous storage spaces. The apartment is sold with a cellar. Closed and secure parking within the residence.

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

Estimated annual energy between 1187 and 1607 € (reference year 2021/2022/2023)

Document non contractuel - 25/05/2026

