



1 290 000 €

For sale duplex

6 rooms

Surface : 193 m<sup>2</sup>

Surface of the living : 70 m<sup>2</sup>

Exposition : Sud Est ouest

View : Dégagée

Hot water : Collective

Inner condition : Top notch

Standing : GOOD

Features :

lift, Residential area, pool, Parlophone,  
Double Glazing, Reinforced door, Electric  
shutters, Laundry room, Utility room,  
Fireplace, Stores, Electric blinds

4 bedroom

1 terrace

1 bathroom

2 showers

2 WC

2 garages

1 cellar

#### Informations légales

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Honoraires à la charge du vendeur, well  
condominium(97 lots in the condominium),  
annual current expenses 8 160 € (680 € par  
mois), aucune procédure en cours,  
information on the risks to which this  
property is exposed is available on  
[georisques.gouv.fr](http://georisques.gouv.fr)



## Duplex 25361 Saint-Laurent-du-Var

Apartment Floor 5th, View Unobstructed, Position Sud Est ouest, General condition Excellent, Kitchen Separate fitted, Heating Collective, Hot water Collective, Total surface area 193 m<sup>2</sup> Bedrooms 5, Bath 1, Shower 2, Toilet 2, Terrace 1, Garage 1, Cellars 1 Building Floor number 5, Construction Luxury, Near to Town-center Taxes Yearly property tax 2192€, Monthly service charges 680€ Special Features Elevator, Double glazing, Armoured door, Electric shutters, Laundry, Cellar, Fireplace, Blinds Rooms

Energy class (dpe) : D - Emission of greenhouse gases (ges) : D  
Estimated annual energy between 2640 and 3650 € (reference year 2023)  
Document non contractuel - 27/04/2024

