



# PORTISSIM

Tél. 04 93 07 31 62 - PORTISSIM.COM - 2 AGENCES

AGENCE DE :  
● SAINT LAURENT DU VAR  
CAGNES SUR MER

290 000 €

**For sale apartment**

**3 rooms**

**Surface : 75 m²**

**Surface of the living : 19 m²**

**Year of construction : 1974**

**Exposition : Ouest**

**View : Dégagée**

**Hot water : Collective**

**Inner condition : A refresh**

**Features :**

lift, Parlophone, Electric shutters, Visitor

Parking

2 bedroom

1 terrace

1 shower

1 WC

1 parking

1 cellar

#### Legal information

290 000 €

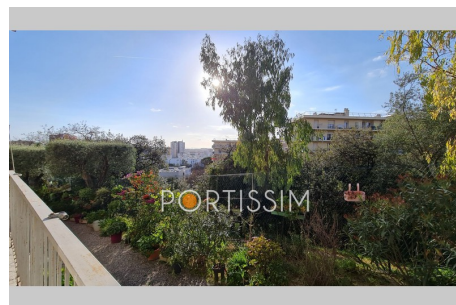
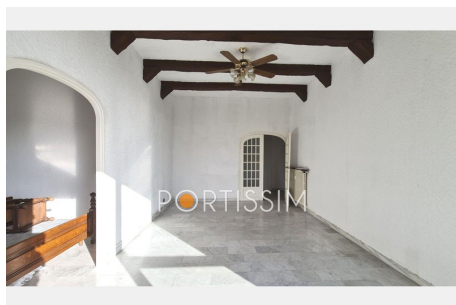
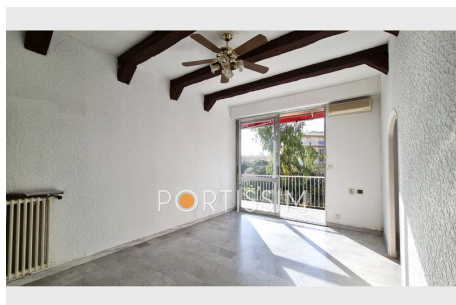
Fees paid by the owner, well  
condominium(570 lots in the  
condominium), annual current expenses  
3 360 € (280 € monthly), no current  
procedure, information on the risks to which  
this property is exposed is available on  
[georisques.gouv.fr](http://georisques.gouv.fr)



## Apartment 25236 Nice

Av Sainte Marguerite, 3/4p of 75 m2 in absolute calm with an unobstructed view and a western exposure, this apartment benefits from beautiful volumes with very high ceilings and plenty of storage. It is located in a secure residence, with trees and under guard. This apartment is made up of an independent equipped kitchen, a double living room opening onto the terrace, as well as 2 large bedrooms, a shower room and 1 independent WC. A private parking space and a cellar of 13 m2 accompany this property. Refreshing work to be planned.

Energy class (dpe) : E - Emission of greenhouse gases (ges) : E  
Document non contractuel - 10/04/2024



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