



225 000 €

**Buying appartement**

**2 rooms**

**Surface : 37 m<sup>2</sup>**

**Surface of the living : 20 m<sup>2</sup>**

**Year of construction : 2005**

**Exposition : Est**

**View : Jardin**

**Hot water : Individuelle**

**Inner condition : Excellent**

**Standing : Résidentiel**

**Building condition : Bon**

**Features :**

Ascenseur, Double vitrage, Résidence sécurisée, Calme, Porte blindée, Résidentiel, Stores électriques, Piscine

1 bedroom

1 terrace

1 shower

1 WC

1 parking

**Energy class (dpe) : D**

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

Document non contractuel

19/09/2024 - Prix T.T.C



## Appartement 063 Villeneuve-Loubet

BRUN IMMO SOLEIL 7bd Kennedy Cagnes sur Mer [www.brunimmosoleil.com](http://www.brunimmosoleil.com) 04.97.10.09.09 Sale of a charming 2-room apartment in the residential area of Parc Vaugrenier, in Villeneuve-Loubet. Ideally exposed to the East, it offers a beautiful view of a garden and benefits from unparalleled calm. The apartment is located on the garden level of a good quality building built in 2005 and in excellent condition. You will appreciate its fitted American kitchen, with a surface area of 34 m<sup>2</sup>, also offers a garden terrace of 70 m<sup>2</sup> and a living room of 20 m<sup>2</sup>. The residence is secure and provides all the comfort with its elevator, double glazing, armored door, electric blinds and swimming pool. The apartment includes 1 bedroom, 1 shower room, 1 toilet, a terrace and an underground parking space. A true haven of peace for those seeking tranquility and well-being. BRUN IMMO SOLEIL 7bd Kennedy Cagnes sur Mer [www.brunimmosoleil.com](http://www.brunimmosoleil.com) 04.97.10.09.09

### Legal information

225 000 € fees included

4,65% VAT of fees paid by the buyer (215 000 € without fees), well condominium (120 lots in the condominium), annual current expenses 1 320 €



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