



163 000 €

For sale apartment

1 room

Surface : 22 m<sup>2</sup>

Surface of the living : 17 m<sup>2</sup>

Year of construction : 2006

Exposition : Est

View : Jardin

Hot water : Individuelle électrique

Inner condition : good

Standing : residential

Building condition : good

Features :

Lift, Double Glazing, Secured residence,  
Calm, residential, Pool

1 terrace

1 shower

1 WC

1 parking

#### Legal information

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Fees paid by the owner, well  
condominium (74 lots in the condominium),  
annual current expenses 672 €  
(56 € 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 1919 Saint-Laurent-du-Var

Avenue Saint-Exupéry, close to the city center, the Intermaché on avenue Marcel Pagnol, the shops in the Emperor district, the Saint-Exupéry college and the nursery and primary schools on avenue Louis Ravet. Superb studio on the 1st floor out of 3 of a luxury residence built in 2006 (74 residential lots). The property consists of a bright living room with its open kitchen, a bedroom and a bathroom. Reversible air conditioning in the living room and bedroom. A large terrace with city views and sea views adjoins the living room. An outdoor parking space, in the co-ownership, is also associated. Green spaces and swimming pool with pool house with toilet and shower. In case of rental investment, can be rented between 850 and 880 euros. To visit without moderation ! Please contact 06.66.25.71.66.

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