

599 000 €

**Buying house**

**3 rooms**

**Surface : 83 m²**

**Surface of the living : 44 m²**

**Surface of the land : 406 m²**

**Year of construction : 1954**

**Exposition : Ouest**

**View : Jardin**

**Hot water : Gaz**

**Inner condition : excellent**

**External condition : Rénové**

**Couverture : Tuiles**

**Features :**

Portail automatique, pool, Pool house,  
Portail Electrique, Climatisation réversible,  
Chambres de plain-pied, Double vitrage,  
moustiquaire, electric shutters, Arrosage  
automatique, Buanderie

2 bedroom

1 terrace

1 bathroom

1 shower

2 WC

2 parkings

**Energy class (dpe) : B**

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

Document non contractuel

21/06/2025 - Prix T.T.C



## House 25/2245 Antibes

**EXCLUSIVE:** Located in the Super Antibes district, close to Sophia-Antipolis, the A8, shops and schools, an easy-to-live-in single-story house of 107.81m² of living space, semi-detached on one side, set on a plot of 406m². Its assets; the swimming pool area with its surroundings, the 24m² pool house and its dining area on a sunny terrace enhance this house. It is composed of a large living room and a fitted kitchen of 44m² opening onto the swimming pool and its terrace, 2 bedrooms, laundry room/dressing room, 2 shower rooms, 2 toilets, 2 indoor parking spaces, shed at the bottom of the garden. Perfectly quiet, beautiful materials, excellent condition, turnkey. Do not hesitate to contact us for any further information or to arrange a visit. Information on the risks to which this property is exposed is available on the Géorisques website: [www.georisques.gouv.fr](http://www.georisques.gouv.fr)

**Fees and charges :**

Annual current expenses 260 €

Well condominium

142 lots in the condominium 599 000 € fees included

