



144 000 €

**For sale ideal investor**

**2 rooms**

**Surface : 33 m²**

**Exposition : Sud**

**Standing : residential**

**Building condition : good**

**Features :**

double glazing, gated, calm, air conditioning, pool, visitor parking

1 bedroom

1 terrace

1 bathroom

1 WC

**Energy class (dpe) : D**

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



## Ideal investor 181 Mandelieu-la-Napoule

Special investor! In a charming residence, on the banks of the Siagne, a few steps from the beaches, beautiful 2-room apartment of 33.57 m² Carrez law, facing south, furnished and equipped, terrace of 6 m². Parking spaces in the condominium. Apartment sold rented. Current charges paid. Ideal investor wishing to build quality assets without management constraints. Eligible for furnished rental tax allowing tax-free income in the long term. Possibility of occupancy several weeks in the year by the owner.

**Fees and charges :**

Annual current expenses 3 450 €

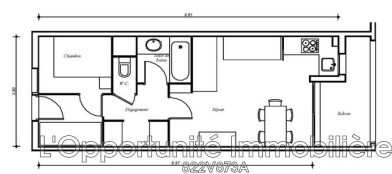
Well condominium

160 lots in the condominium 144 000 € fees included

Document non contractuel

30/04/2025 - Prix T.T.C

Les Rives de CANNES - MANDELIEU  
2 Pièces -  
3 Personnes



Le vendeur ne garantit ni l'exactitude ni l'absence d'erreur de la description et ne s'engage à aucune responsabilité.

1/10/2025

