



## Price on request

**For sale apartment**

**2 rooms**

**Surface : 27 m²**

**Year of construction : 1989**

**Exposition : Sud**

**View : Jardin**

**Hot water : Collective**

**Inner condition : good**

**Standing : prestige**

**Building condition : good**

**Features :**

double glazing, gated, calm, residential,  
pool, visitor parking

1 bedroom

1 terrace

1 bathroom

1 WC

1 parking

**Energy class (dpe) : E**

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

Document non contractuel

14/08/2025 - Prix T.T.C



## Apartment 112 Saint-Raphaël

Rue des Jardins - 2 rooms with parking space Agay, in the superb village of Cap Estérel, nestled between the sea and the Estérel. Grab this great opportunity for this 2-room apartment of 27.82 m² Carrez law + corner terrace of 7.80 m² and closed on one side - offering a superb view of the gardens. Quiet location in the village and easy to access. Parking space in the covered parking lot. On-site amenities include 5 swimming pools, a golf course, restaurants, shops, tennis courts, and a host of other activities. The beach is within walking distance. Free of management - ideal pied-à-terre or rental investment. The charges include water and electricity (thanks to individual sub-meters, you pay according to your actual consumption, after a provisional estimate). They also cover the maintenance of the building, including the various related contracts (fire extinguishers, cleaning, general maintenance, etc.) as well as the management contract. But that's not all! The charges also include the maintenance of the estate: • the entertainment program (from April to November, from 9 a.m. to 11 p.m., for young and old), • maintenance of roads, public lighting, green spaces (210 hectares!), 5 swimming pools, golf course, • 365 days/365 days security service, • and the little train which



## Fees and charges :

**Annual current expenses 2 940 €**

**Well condominium**

**182 lots in the condominium**