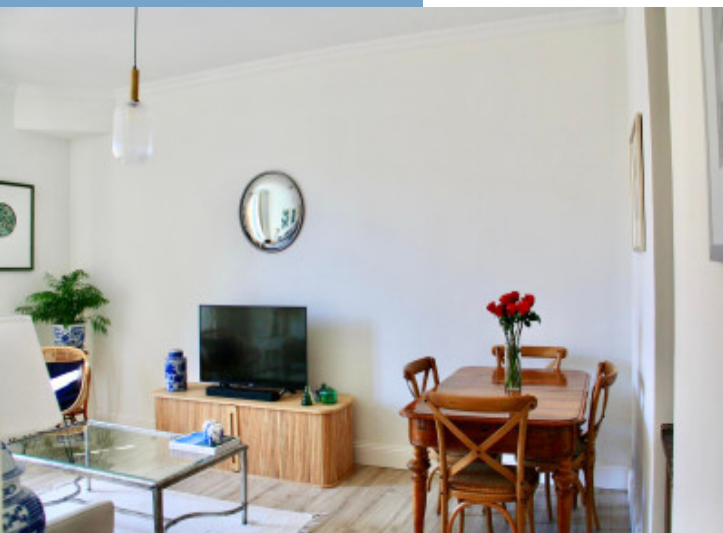




CANNES CENTRE; SUPERB FULLY RENOVATED  
3-ROOM APARTMENT A FEW MINUTES FROM  
THE BEACHES AND THE CROISSETTE.

CANNES CENTRE; SUPERB FULLY RENOVATED 3-ROOM APARTMENT A FEW MINUTES FROM THE BEACHES AND THE CROISE...



## PROPERTY FACT FILE

REFERENCE	A24835SST06
PRICE	€ 539,000 £ 455,929* *agency fees to be paid by the seller
BEDROOM	2
BATHROOM	1
ACCOMMODATION	87 m <sup>2</sup>
LAND	2 m <sup>2</sup>
TOWN	Cannes
DEPARTMENT	Alpes_Maritimes
LOCATION	Coastal
TYPE	Maison de Vacances, Apartment, Family Home
CONDITION	
FEATURES	High speed internet, Close to golf course, Close to the coast

\*Price based on current exchange rate which is subject to change



- Superb 87 sqm renovated apartment
- Walking distance from the beach
- Quiet area
- Bright
- Cellar

CANNES CENTRE; SUPERB FULLY RENOVATED 3-ROOM APARTMENT A FEW MINUTES FROM THE BEACHES AND THE CROISE...

Ref : A24835SST06

Cannes centre, a superbly renovated and bright 87m2 3-room apartment in a beautiful building on the 3rd floor. Located just a few minutes from the Croisette, beaches and the rue d'Antibes.

## DESCRIPTIF

This 87sqm apartment was renovated in 2022 with quality materials and is ideally located within walking distance of the beaches, the Croisette, shops, transport links and Cannes train station.

It consists of an entrance hall, a large, bright living room, two bedrooms, an office area with cupboards, a spacious separate kitchen, a very spacious shower room with WC, a storeroom and a utility room. A large cellar completes the property. An ideal location!

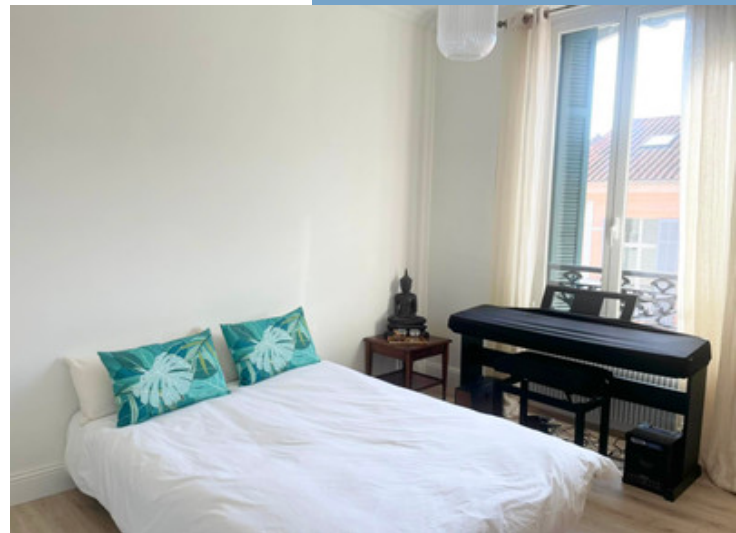
Hall 6.96m2  
 Cloakroom 4.25m2  
 Bedroom 15.10m2  
 Living room 17.55m2  
 Bedroom 2 12.62m2  
 Dressing 2m2  
 Kitchen 10.08m2  
 Office 5.13m2  
 Bathroom 8.13m2  
 Utility room 1.90m2

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 Information about risks to which this property is exposed is available on the Géorisques website : <https://www.georisques.gouv.fr>

More Online :  
<https://leggettprestige.com/luxury-property-for-sale/view/A24835SST06>

COMPLETE FILE AND PHOTO ON REQUEST

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 UK Freephone: 087001 15151 telephone: +33 553 608 488 E-mail: [prestige@leggett.fr](mailto:prestige@leggett.fr)

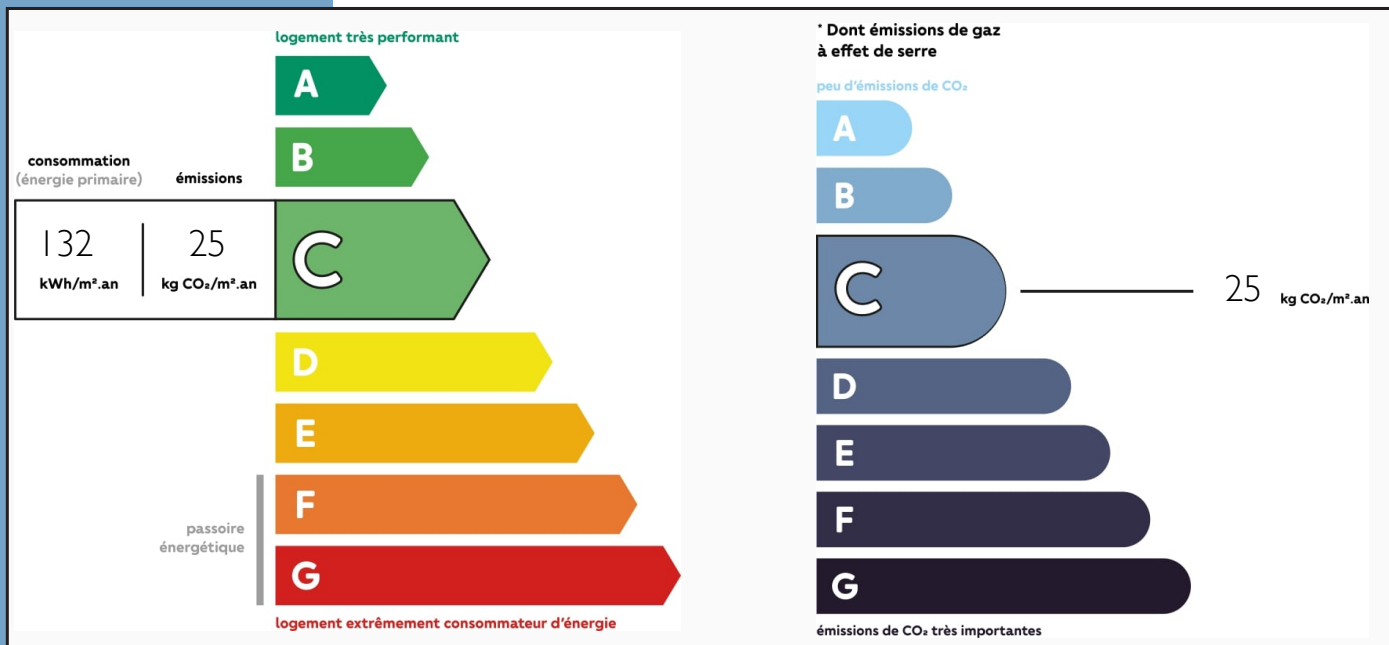


CANNES CENTRE; SUPERB FULLY RENOVATED 3-ROOM APARTMENT A FEW MINUTES FROM THE BEACHES AND THE CROISE...

Ref : A24835SST06

## ENERGIE-DPE

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## NOTICE

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2: Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the property has all necessary planning, building regulation or other consents and Leggetts have not tested any services, equipment or facilities. Purchasers must satisfy themselves by inspection or otherwise.

3: These particulars were prepared from preliminary plans and specifications before the completion of the properties and are intended only as a guide. They may have been changed during construction and final finishes could vary. Prospective purchasers should not rely on this information but must get their solicitor to check the plans and specification attached to their contract.

## CONTACT

Réf :A24835SST06  
FILE COMPLETE  
AND PHOTOS  
ON REQUEST

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