



**369 000 €**

**Buying apartment**

**3 rooms**

**Surface : 46 m²**

**Surface of the living : 19 m²**

**View : Dégagée**

**Hot water : Individuelle**

**Inner condition : new**

**Standing : residential**

**Building condition : new**

**Features :**

Double Glazing

2 bedroom

1 terrace

2 show ers

1 WC

**Legal information**

369 000 € fees included

5,26% VAT of fees paid by the buyer  
 (350 550 € without fees), well  
 condominium, annual current expenses  
 960 € (80 € 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 5357 Mandelieu-la-Napoule**

The NAPOULE AGENCY presents to you exclusively Located in the heart of the charming village of La Napoule, a stone's throw from the famous Château, this atypical 3-room apartment of 48 m² on the 1st floor will seduce you with its privileged location by the sea and the quality of its living environment. In the immediate vicinity: beaches, marina, shops, restaurants and public transport - everyday life all within walking distance in an exceptional environment, in the heart of the Côte d'Azur. Description of the property: A fitted kitchen area opening onto a bright and spacious 19 m² living room Two bedrooms A modern bathroom with WC A bathroom A 6 m² balcony A 5 m² terrace Optional: cellar at an additional cost of €15,000 Small building with 4 apartments. Complete renovation work in progress, with delivery scheduled for June 2025. Fully air-conditioned A great opportunity to acquire a fully renovated apartment in a prime location. Public...

Energy class (dpe) : C - Emission of greenhouse gases (ges) : A  
 Document non contractuel - 03/05/2025

