

**MAYENT**

Agence immobilière  
Real estate agency

+33 (0)4 93 94 21 54

*Mayent*  
Immobilier Cannes Croisette - 1954

Les plus beaux  
appartements

The most beautiful  
apartments

1 145 000 €

**Buying apartment**

**4 rooms**

**Surface : 90 m<sup>2</sup>**

**Surface of the living : 22 m<sup>2</sup>**

**Exposition : Sud**

**View : Dégagée**

**Hot water : Individuelle électrique**

**Inner condition : to modernize**

**Features :**

Lift, Double Glazing, Secured residence,  
Calm, residential

3 bedroom

1 terrace

1 bathroom

3 showers

3 WC



**Apartment 4010 Cannes**

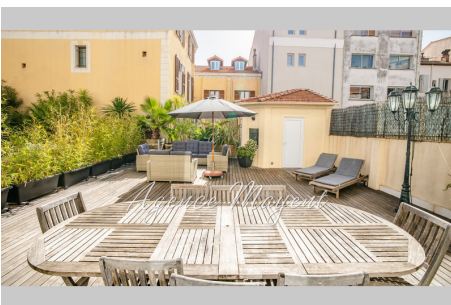
For sale center Cannes 4 rooms rental profitability 4 rooms of 90 m<sup>2</sup> enjoying an exceptional location in the center of Cannes. Located at the foot of the main shopping streets of Cannes and a stone's throw from the Croisette and the Palais du Festival, it consists of: an entrance hall, a living room with open-plan kitchen, 3 bedrooms, 3 bathrooms with toilet, a bathroom. It benefits from an exceptional 74 m<sup>2</sup> south-facing terrace that can accommodate numerous private events during congresses. Strong rental profitability

**Informations légales**

1 145 000 € honoraires inclus

6,02% TTC d'honoraires inclus à la charge de l'acheteur (1 080 000 € hors honoraires), well condominium, annual current expenses 2 652 € (221 € par mois), aucune procédure en cours, information on the risks to which this property is exposed is available on [georisques.gouv.fr](http://georisques.gouv.fr)

Energy class (dpe) : C - Emission of greenhouse gases (ges) : A  
Document non contractuel - 22/04/2024



**Agence Mayent - 75, La Croisette - 06400 Cannes**

Tél. +33 (0)4 93 94 21 54 - [info@agencemayent.com](mailto:info@agencemayent.com) - [www.agencemayent.com](http://www.agencemayent.com) - Real Estate in Cannes

Carte professionnelle n°CPI 0605 2018 000 033 765 - Préfecture ALPES MARITIMES

SIRET 799 388 590 RCS CANNES - Document non contractuel