

**495 000 €**

**Buying house**

**5 rooms**

**Surface : 66 m²**

**Surface of the living : 30 m²**

**Year of construction : 2001**

**Exposition : Sud**

**View : Aperçu mer**

**Hot water : Electrique**

**Inner condition : Excellent**

**External condition : Good**

**Features :**

Double Glazing, Laundry room, Automatic gate, Calm

3 bedroom

1 terrace

1 shower

2 WC

1 parking

**Energy class (dpe) : C**

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

Document non contractuel

11/05/2025 - Prix T.T.C



## House 417 Saint-Laurent-du-Var

Looking for your future home? You'll be sure to fall in love with this charming 102m² house (including 66.58m² Carrez law) located in the heart of Saint-Laurent-du-Var, in the Plateaux Fleuris district. Built on 3 levels, this south-facing residence offers a glimpse of the sea, adding to the charm of the view. The house features a fitted kitchen, making preparing your meals a real pleasure. With a reversible air conditioning system and access to electric hot water, you'll enjoy optimal comfort. The interior condition is excellent, making the house ready to move in. Built in 2001, the house is in good condition. Semi-detached on one side, it nevertheless offers peace and quiet. Features include double glazing and an automatic gate for added security and tranquility. The house also has three bedrooms, a parking space, a shower room, two toilets, and a terrace, ideal for relaxing outdoors. An exceptional property to discover without delay.

**Fees and charges :**

Annual current expenses 1 224 €

Well condominium

99 lots in the condominium 495 000 € fees included

