

Cannes – Provence-Alpes-Cote d'Azur

# By the Beach - Renovated 3-bedroom Apartment with sea view

Property ID: 85138080



PURCHASE PRICE: 749.000 EUR • LIVING SPACE: ca. 75,38 m<sup>2</sup> • ROOMS: 4

Property ID: 85138080 - 06400 Cannes – Provence-Alpes-Cote d'Azur

- At a glance
- The property
- Energy Data
- A first impression
- Contact partner

Property ID: 85138080 - 06400 Cannes – Provence-Alpes-Cote d'Azur

## At a glance

Property ID	85138080	Purchase Price	749.000 EUR
Living Space	ca. 75,38 m <sup>2</sup>	Total Space	ca. 76 m <sup>2</sup>
Floor	3	Modernisation / Refurbishment	2020
Rooms	4	Equipment	Terrace
Bedrooms	3		
Bathrooms	2		
Year of construction	1989		

Property ID: 85138080 - 06400 Cannes – Provence-Alpes-Cote d'Azur

## Energy Data

Energy certificate valid until	07.08.2034	Energy Certificate	Energy consumption certificate
		Final energy consumption	116 kWh/m <sup>2</sup> a
		Energy efficiency class	C
		Year of construction according to energy certificate	1989

Property ID: 85138080 - 06400 Cannes – Provence-Alpes-Cote d'Azur

## The property



Property ID: 85138080 - 06400 Cannes – Provence-Alpes-Cote d'Azur

## The property



Property ID: 85138080 - 06400 Cannes – Provence-Alpes-Cote d'Azur

## The property



Property ID: 85138080 - 06400 Cannes – Provence-Alpes-Cote d'Azur

## The property





Property ID: 85138080 - 06400 Cannes – Provence-Alpes-Cote d'Azur

## The property



Property ID: 85138080 - 06400 Cannes – Provence-Alpes-Cote d'Azur

## The property



Property ID: 85138080 - 06400 Cannes – Provence-Alpes-Cote d'Azur

## The property



Property ID: 85138080 - 06400 Cannes – Provence-Alpes-Cote d'Azur

## The property



Property ID: 85138080 - 06400 Cannes – Provence-Alpes-Cote d'Azur

## The property



Property ID: 85138080 - 06400 Cannes – Provence-Alpes-Cote d'Azur

## The property



Property ID: 85138080 - 06400 Cannes – Provence-Alpes-Cote d'Azur

## The property



Property ID: 85138080 - 06400 Cannes – Provence-Alpes-Cote d'Azur

## A first impression

Cannes Sole Agent - Enjoy the sea breeze and 180 degree views of the Mediterranean from this three bedroom renovated apartment. Situated on the water front in the sought after Croix des Gardes area of Cannes, the apartment offers views of the Bay of Cannes, the Lerins Islands and the Esterel Mountains. Ideally located, the beach, shops, restaurants and the center of Cannes are all within walking distance. With a livable surface of 75 square meters, the apartment has been tastefully renovated and comprises: an entrance hall, a spacious living room with open plan kitchen opening up onto the terrace and the views of the sea and the park, a separate part with master bedroom, two more bedrooms and two bathrooms. Private parking space in underground carpark and cellar accessible by elevator. The building is set in a beautiful park with shared swimming pool. Nice International Airport can be reached in 30 minutes by train or car.



Property ID: 85138080 - 06400 Cannes – Provence-Alpes-Cote d'Azur

## Contact partner

For further information, please contact your contact person:

Martina Aniansson & Marc Sebastian Aniansson

---

76 Boulevard de la Croisette Cannes  
E-Mail: [frenchriviera@von-poll.com](mailto:frenchriviera@von-poll.com)

*To Disclaimer of von Poll Immobilien GmbH*

---

[www.von-poll.com](http://www.von-poll.com)