

Jocelyne LHERMITTE

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Azur Beach & Co sarl au capital de 160000€

RCS St Tropez 497 652 032



**aBc immobilier**

20, Place François SPOERRY

24, place des Artisans

83310 - PORT GRIMAUD

Tel: 04 94 56 18 30

- Document non contractuel -

**SOLE AGENT**

**PORT GRIMAUD**

Ref.: **624a**

**Price: 280 000 €** Net price,  
agency fees 5%ttc included payable by the seller  
and excluding notary fees.

Nice **APARTMENT** of about **34sqm**, on a 1st floor of a residence with large **swimming pool**.

Average annual costs : **2500 €**

Nber of lots in the Condominium : **44**

Current Procedure, Condominium in difficulties: **NO**



It provides :

- a living room opening onto an open loggia by the pool.
- an open kitchen
- a bedroom
- A small windowless bedroom
- a shower room with toilet

Parking nearby.  
Collective bicycle room



• Consommations énergétiques: **231 KWh ep/m<sup>2</sup> An. (D)**

• Emissions de gaz à effet de serre: **7 Kg eq CO2/m<sup>2</sup> An. (B)**