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## Quiet 4-room Bourgeois Apartment With Sea View And Separate Studio - Cannes...

Cannes , Alpes-Maritimes , Provence-Alpes-Cote-d'Azur



# €1,150,000

inc. of agency fees

4 Beds

160 sqm

**\*\* SOLE AGENT \*\*** Ideal location for this apartment in a residence listed as one of Cannes' historic monuments, a private mansion in absolute calm, just 5 minutes' walk from the town center. Away from...

### At a Glance

**Reference** MFH-  
PROHWCN84779926

**Bed** 4

**Near to** Cannes

**Pool** No

**Price** €1,150,000

**Hab.Space** 160 sqm

**Land Tax** N/A

### Property Description

**\*\* SOLE AGENT \*\***

Ideal location for this apartment in a residence listed as one of Cannes' historic monuments, a private mansion in absolute calm, just 5 minutes' walk from the town center.

Away from traffic and other city nuisances, in a private, hidden street, lies this magnificent bourgeois residence.

We offer for sale a sublime 4-room apartment on the 2nd floor with elevator, an independent studio, a parking space and a cellar.

This apartment, in perfect bourgeois style with parquet floors and high ceilings, has a surface area of approx. 140m<sup>2</sup>.

It comprises an entrance hall leading to a majestic double living room, a dining area and an unobstructed view of Cannes and the sea. The hallway leads to one bedroom with shower room and toilet, a second bedroom, a 3rd bedroom which is currently an office/dressing room, and a 2nd bathroom with toilet.

On the ground floor is a totally independent studio with its own living room with open kitchen and shower room with toilet.

A parking space and cellar complete this exceptional property close to all amenities.

## Summary

Property type: Apartment  
Bedrooms: 4  
Price: €1,150,000

## Key Information

Year Built: 1960  
Internal Area: 160 sqm  
Property Features:

- Double pane windows

**Location: Provence-Alpes-Cote-d'Azur**



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We provide support based on our extensive experience and that of our bilingual experts to ensure that all aspects of your property purchase run smoothly.

## Contact us on:

**0845 123 5885** (UK only local rate ) / **+44 (0) 113 216 4066**,  
or email us at **bonjour@my-french-house.com**.

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## Buying French Property Just Got Easier...

The purchase process typically starts once you've visited a property with one of our agents and you made an offer on a property. Once your offer has been accepted, the property will come off the market and our local bilingual expert will liaise with you and the notaire. The compulsory searches are at the charge of the owner / vendor and are carried out at this stage.

You would have already been informed about the property taxes and legal fees (that incl. the stamp duty). The agency fees are already included in the listed price on this document, there's no premium for the superior service we offer. You don't have to pay the deposit until the 'pre-contract' has been signed, and the 10 days calling off period has expired. It takes an average of three months to buy a property in France.

For more information take a look at our **buying guide**, our **french mortgage** and **euro currency exchange** pages.

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my-french-house was by far the best online guide I found – and I trawled them all – to buying a house in France. It answers all your first questions practically before you've thought to ask.

**C. BAUER – Sunday Times**

Our French property purchase and move to France were made so easy with the help and assistance of my-french-house.com. They are a committed and professional business – we highly recommend them.

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