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## Superb 4 Room Flat With Terrace And Balcony - Cannes Basse Californie

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



# €1,480,000

inc. of agency fees

3 Beds

91.1 sqm

Discover this magnificent 4-room apartment, approximately 91 m<sup>2</sup>, fully renovated and located in the Basse Californie district of Cannes. It consists of an entrance, a beautiful living area including a...

### At a Glance

**Reference** MFH-PROHWCN85126601  
**Bed** 3

**Near to** Cannes  
**Pool** No

**Price** €1,480,000  
**Hab.Space** 91.1 sqm  
**Land Tax** N/A

### Property Description

Discover this magnificent 4-room apartment, approximately 91 m<sup>2</sup>, fully renovated and located in the Basse Californie district of Cannes.

It consists of an entrance, a beautiful living area including a lounge and an open kitchen, with access to a

spacious terrace of approximately 33 m<sup>2</sup> offering an unobstructed view of the sea and the islands. The apartment also includes 3 beautiful en-suite bedrooms, two of which have exterior access.

High-quality features, premium materials, air conditioning.

1 garage in the basement and 1 private parking space complete this exceptional property.

Only 35 minutes from Nice Côte d'Azur International Airport, close to the beaches, shops, and city center.

## Summary

Property type: Apartment  
Bedrooms: 3  
Price: €1,480,000

## Key Information

Year Built: 1966  
Internal Area: 91.1 sqm  
Property Features:

- Air-conditioning

Has Air Conditioning? Yes

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



## Gallery









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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.

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or email us at **bonjour@my-french-house.com**.

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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.

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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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