

**Price on request****For sale apartment****2 rooms****Surface : 53 m²****Exposition : Sud est****View : Aperçu mer****Hot water : Individuelle****Standing : residential****Building condition : good****Features :**lift, double glazing, air conditioning, calm,  
residential, electric blinds, electric shutters

1 bedroom

1 terrace

1 shower

1 WC

1 parking

1 cellar

**Energy class (dpe) : D****Emission of greenhouse gases (ges) : D**

Document non contractuel

24/01/2026 - Prix T.T.C

**Apartment 1701 Cagnes-sur-Mer**

For Sale – Cagnes-sur-Mer, Hippodrome Area – 2-Room Apartment with Terrace, Sea View! Ideally located in a quiet area within the highly sought-after Hippodrome district of Cagnes-sur-Mer, just 200 meters from the beach and shops, discover this beautiful 2-room apartment of 53.57 m² on the 3rd floor of a well-maintained residence. It features an entrance hall with a closet, a bright living room, a fully equipped separate kitchen with the possibility to open it up into an American-style kitchen, one bedroom, a shower room, and separate toilets. All rooms open onto a pleasant 13 m² terrace, offering an unobstructed view with a glimpse of the sea. Reversible air conditioning. Low fees of €80 / month. A private parking space and a cellar complete this property. Ideal location, perfect as a primary home, second home, or investment. For more information, contact 06 49 60 63 25.

**Fees and charges :**

Annual current expenses 972 €

Well condominium

