

ROQUEBRUNE-CAP-MARTIN - 2 ROOMS - SUPERB TERRACE

Reference 932025v



DESCRIPTION OF THE PROPERTY

Superb 2-room apartment in excellent condition. Ideal for a first purchase or a pied-à-terre, it offers a bright living room, a fitted kitchen, a bedroom with storage and a modern shower room. Its great asset: a 40 m² south-facing terrace where you can soak up the sun. Located in a recent residence, it also has a cellar and reversible air conditioning. Less than 2 km from Monaco, close to shops, transport and beaches. Possibility of purchasing a garage in the residence.

Euro 399 000

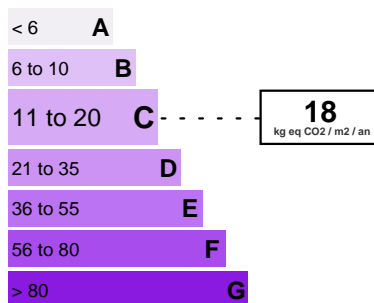
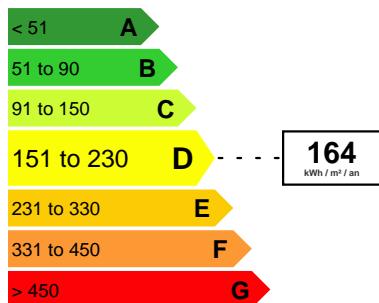
FEATURES

City	Roquebrune-Cap-Martin	Property tax :	Euro / year 1 183
Charges co-ownership :	Euro / month 235	Number of co-ownership lots :	44
Syndicate status :	Provisional mandatory	Protection plan :	No
Quota amount :	Euro 2 820	Surface :	59 m ²
Honorary payable by :	seller	Date of energy audit :	02/20/2025

JLR IMMO

Monday: 09:00–13:00 / 14:00–18:30 Tuesday: 09:00–13:00 / 14:00–18:30 Wednesday: 09:00–13:00 / 14:00–18:30 Thursday: 09:00–13:00 / 14:00–18:30 Friday: 09:00–13:00 / 14:00–18:00 Saturday: Closed Sunday: Closed

Maximum amount of energy costs :	Euro / year 1 180	Minimum amount of energy costs :	Euro / year 830
Carrez surface :	59 m²	Number of pieces :	2 pieces
Number of bedrooms :	1	Terrace surface :	42 m²
Number of terrace :	1	Cellar surface :	3 m²
Number of cellars :	1	The land's surface :	42 m²



Date of energy audit : 02/20/2025



