COLDWELL BANKER
EUROPA REALTY

Apartment Cannes 87 m²



SALE PRICE : 849 000 €

EMAIL : STANDINGREALTY@COLDWELLBANKER.FR

11 rue Chauvain
France, 06000, Nice

PHONE : +33493852932
standingrealty@coldwellbanker.fr

COLDWELL BANKER
EUROPA REALTY

DESCRIPTION

Located in a sought-after residence in Cannes, this beautiful 87 m² 3-room apartment is situated on the 2nd floor. Its south-west orientation ensures a particularly pleasant, light-filled interior.

From the moment you enter, the apartment impresses with its refined atmosphere, contemporary lines, and high-quality materials. Marble flooring, elegant wall treatments, and meticulous finishes create a harmonious interior designed for both comfort and sophistication.

The generously proportioned living area provides an ideal setting for entertaining and enjoying special moments. Large windows invite in abundant natural light and offer a pleasant view over the landscaped park, with a glimpse of the sea.

The fully equipped, independent kitchen is a significant asset; functional and stylish, it provides a dedicated space for meal preparation, combining ease of use with everyday practicality.

The sleeping quarters have been designed to ensure privacy and comfort:
- A master suite featuring a walk-in closet and a private shower room.
- A second bedroom, also with its own en-suite shower room.

The layout is perfect, whether for use as a primary residence or for hosting family and friends in complete comfort.
Air conditioning ensures an optimal climate in every season.
The property also includes an underground parking space and a cellar.

The residence is set within a lush, green environment and offers a range of desirable amenities:

- Swimming pool
- Tennis court
- Meticulously maintained landscaped park
- Day and night-time concierge/security
- Visitor parking

Combining high-end features, an abundance of natural light, generous living spaces, and a verdant setting, this apartment offers an exceptionally pleasant lifestyle within a highly sought-after Cannes residence. An ideal property for those who appreciate comfort and elegance, whether seeking a high-end primary residence or a pied-à-terre on the French Riviera.

11 rue Chauvain
France, 06000, Nice

PHONE : +33493852932
standingrealty@coldwellbanker.fr

COLDWELL BANKER
EUROPA REALTY

FEATURES

Property type:	Apartment	Area:	87.0 m²	Property tax:	€1.00
Number of rooms:	3 rooms	Number of bedrooms:	2 bedrooms		

Information on the risks to which this property is exposed is available on the Géorisques website: www.georisques.gouv.fr

ENERGY PERFORMANCE DIAGNOSIS

Energy performance diagnosis (EPD): C 124

Greenhouse gas emissions (GHG) index: C 20

11 rue Chauvain
France, 06000, Nice

PHONE : +33493852932
standingrealty@coldwellbanker.fr

COLDWELL BANKER
EUROPA REALTY













11 rue Chauvain
France, 06000, Nice

PHONE : +33493852932
standingrealty@coldwellbanker.fr