COLDWELL BANKER
EUROPA REALTY

Apartment Cavalaire-sur-Mer 46 m²



SALE PRICE : 370 000 €

EMAIL : STBARTH.AZUR@COLDWELLBANKER.FR

EXCLUSIVITY

50 avenue Etienne Gola
France, 83820, Rayol-Canadel-sur-

Mer

PHONE : +33659655459
stbarth.azur@coldwellbanker.fr

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DESCRIPTION

Exclusively presented, discover this beautiful 46.48 m² apartment, located in a highly sought-after residence in Cavalaire-sur-Mer, in a privileged location between the town centre and Bonporteau Beach.

Set in a pleasant and peaceful environment, this property offers an ideal lifestyle combining comfort, tranquillity and the charm of Mediterranean living.

Situated on the ground floor with a private garden, the apartment is in excellent condition and benefits from a south-facing exposure, providing plenty of natural light throughout the day.

Upon entering, you will discover a welcoming living area with an open-plan kitchen, offering a convivial and functional space that opens onto beautiful outdoor areas.

The sleeping area comprises a comfortable bedroom equipped with air conditioning, as well as a shower room with WC.

Outside, a 10 m² terrace extends into a private garden of approximately 30 m², the perfect setting to enjoy sunny days, outdoor dining and relaxing moments.

The residence also offers a major advantage with its large swimming pool, particularly enjoyable during the summer season.

To complete the property's features, it also benefits from a private garage and a storage room, providing additional parking and storage space.

Its location allows you to fully enjoy Cavalaire-sur-Mer, with the town centre, harbour, shops and restaurants all within walking distance, while Bonporteau Beach is also close by.

Whether you are looking for a comfortable permanent residence or a holiday home to enjoy the French Riviera, this apartment offers numerous advantages: a sought-after residence, a large swimming pool, a lovely private garden, a terrace, a garage and a storage room.

An exclusive property offering a wonderful opportunity to fully enjoy the Mediterranean lifestyle in Cavalaire-sur-Mer.

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FEATURES

Property type:	Apartment	Area:	46.48 m²	Number of units:	156
Number of rooms:	2 rooms	Number of bedrooms:	1 bedroom		

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): In progress -2

Greenhouse gas emissions (GHG) index: A 3

Mer

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