COLDWELL BANKER
EUROPA REALTY

Apartment Sanary-sur-Mer 145 m²




SALE PRICE : 1 490 000 €

EMAIL : VIRGINIE.BERTRAND@COLDWELLBANKER.FR

26 Avenue du Général de Gaulle
France, 83320, Carqueiranne

PHONE : +33494624786
virginie.bertrand@coldwellbanker.fr

COLDWELL BANKER
EUROPA REALTY

# DESCRIPTION

Sanary sur mer, just 600 meters from the port, discover this exceptional apartment located on the first floor of the prestigious "La Corniche" residence.

Offering premium features, this secure and luxurious development captivates with its stunning views of the sea and Sanary's port.

This 145 m², 4-room apartment includes spacious terraces, and on the upper level, a remarkable solarium offering a unique panoramic view and versatile layout options. You can design a private jacuzzi and a summer kitchen, perfect for enjoying moments of relaxation and conviviality in complete privacy.

The living area features a bright 50 m² reception room opening onto the terrace. The fully integrated kitchen extends this welcoming space, creating a harmonious and functional living environment.

Night Area:
The apartment offers three bedrooms, each with its own en-suite bathroom or shower room, ensuring comfort and privacy for your family or guests.

For a lifestyle without compromise, a double garage and an elevator serving the residence complete this exceptional apartment, meeting modern standards of comfort and accessibility.

Key Features:
- Large aluminum sliding windows
- Adjustable slatted sunshades
- Programmable smart home system
- Reversible electric heating with a heat pump
- Entrance hall designed by an interior architect
- Landscaped green spaces by a professional designer

An Exceptional Opportunity:
Don't miss this unique chance to acquire a luxury property in a privileged setting in the heart of Sanary.

Construction scheduled to begin in the second half of 2026, with anticipated delivery in the first half of 2027.
Advantages: Reduced notary fees. Contact us for more details or to schedule a site visit.
The "La Corniche" program comprises a total of 5 units.

Michel BOES
Real Estate Consultant
COLDWELL BANKER BEAU RIVAGE
EI RSAC 983 791 831

+33 (0)6 51 81 03 62
michel.boes@coldwellbanker.fr

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

COLDWELL BANKER
EUROPA REALTY

## FEATURES

| | | | | | |
|---|---|---|---|---|---|
| Property type: | Apartment | Area: | 145.27 m² | Elevator: | Oui |
| Number of rooms: | 4 rooms | Number of bedrooms: | 3 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): Not applicable -1

Greenhouse gas emissions (GHG) index: Not applicable -1

26 Avenue du Général de Gaulle
France, 83320, Carqueiranne

PHONE : +33494624786
virginie.bertrand@coldwellbanker.fr

COLDWELL BANKER
EUROPA REALTY








26 Avenue du Général de Gaulle
France, 83320, Carqueiranne

PHONE : +33494624786
virginie.bertrand@coldwellbanker.fr