

Appartement Antibes 157 m²



PRIX DE VENTE : 1 990 000 €

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DESCRIPTION

Within a recent luxury residence with swimming pool, this remarkable 157 sqm four-room apartment stands out for its exceptional volumes, triple exposure and panoramic views of the sea and surrounding mountains.

The living area, spanning approximately 100 sqm, combines a spacious lounge, dining area and open-plan kitchen in a bright and inviting setting, benefiting from its East, South and West exposures. Large openings seamlessly extend the reception areas onto the terraces while showcasing the stunning views.

Outside, two terraces totaling nearly 80 sqm offer a variety of layout possibilities. The main terrace, covered over approximately 70 sqm, provides a true additional living space, ideal for entertaining or enjoying the Mediterranean lifestyle throughout the year.

The sleeping area comprises three bedrooms, including a beautiful master suite enjoying sea views. A bathroom and two shower rooms complete the property, ensuring comfort and privacy for all occupants.

Two garages further enhance the appeal of this rare property on the Antibes market.

Ideally located close to major roads, shops and public transport, and just minutes from the town centre, beaches and Port Vauban, this apartment is equally suited as a primary residence or a high-quality holiday home on the French Riviera.

Property subject to co-ownership regulations.

Service charges: approximately €600 per month.

Property tax: €2,482 per year.

Agency fees payable by the seller.

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

CARACTÉRISTIQUES

Type de bien :	Appartement	Surface :	157.0 m ²	Ascenseur :	Oui
Nombre de lots :	14	Taxe foncière :	€2.00	NB de pièces :	4 rooms
NB de chambres :	3 bedrooms				

Les informations sur les risques auxquels ce bien est exposé sont disponibles sur le site Géorisques : www.georisques.gouv.fr

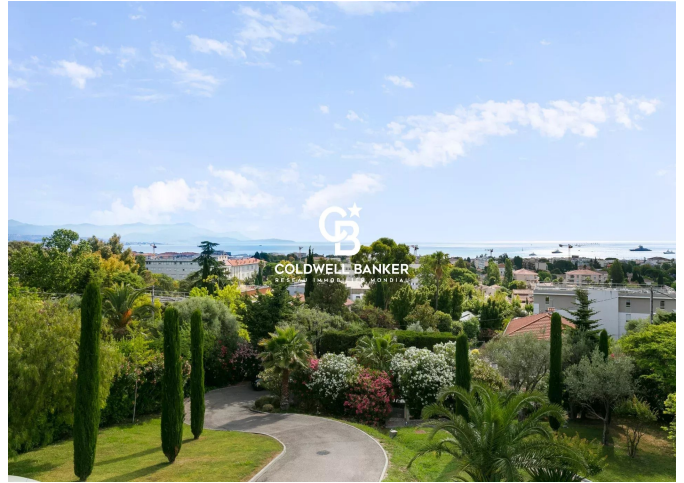
DIAGNOSTIC DE PERFORMANCE ÉNERGÉTIQUE

Diagnostic de performance énergétique (DPE) : B 73

Indice d'émission de gaz à effet de serre (GES) : A 1



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