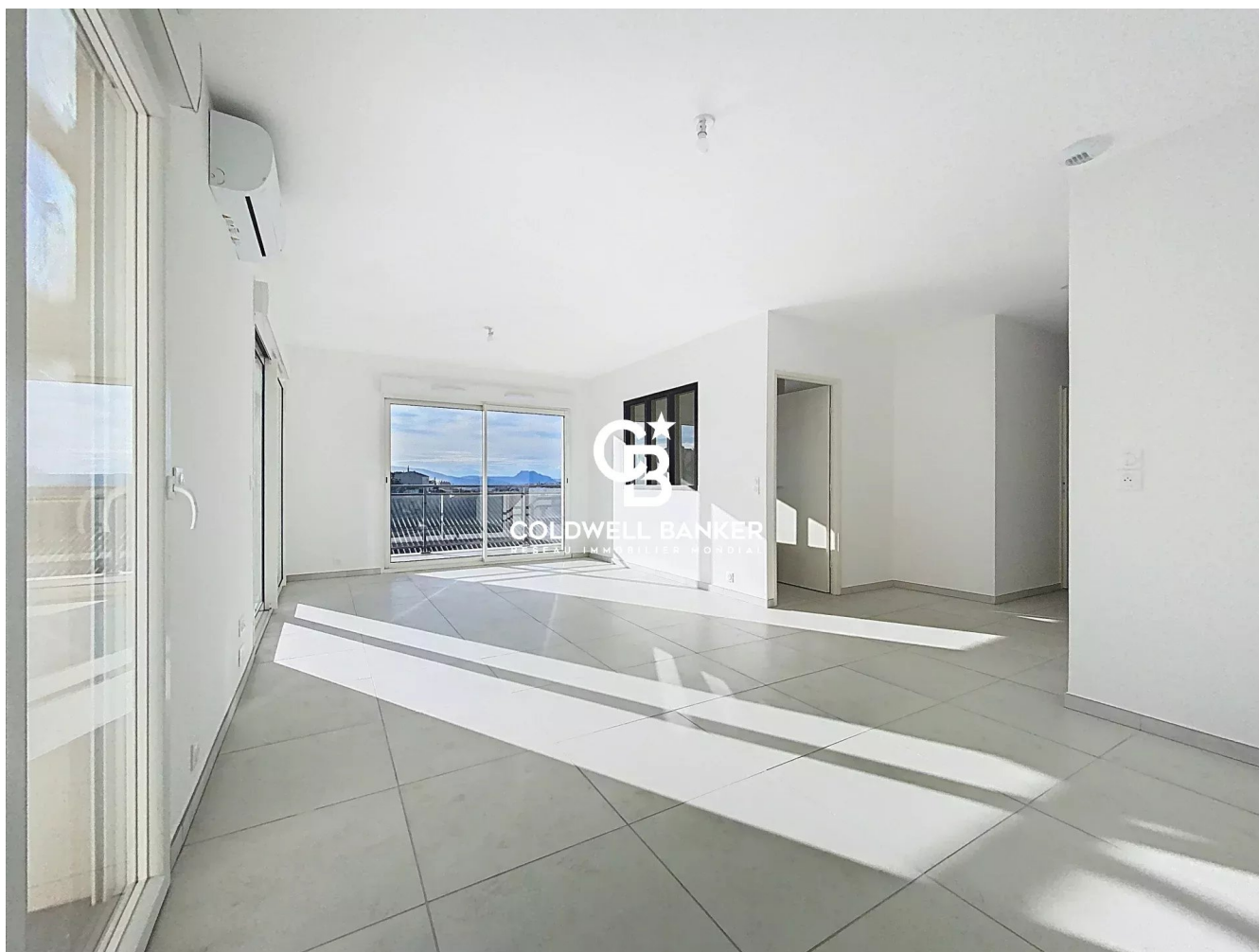


Appartement Saint-Raphaël 83 m²




PRIX DE VENTE : 499 000 €

EMAIL : ESTERELREALTY.SAINTRAPHAEL@COLDWELLBANKER.FR

DESCRIPTION

Saint-Raphaël – Exceptional location, close to the city center and all amenities

Within an exclusive residence of just 11 apartments, ideally located between city and nature, this bright and spacious 83 m² apartment on the second floor offers refined finishes and high-end features.

The 30 m² living area with open-plan kitchen opens onto a 24 m² terrace with panoramic views over the city and surrounding hills 

Layout:

- Master bedroom with private bathroom
- Second bedroom with fitted wardrobes
- An office or multipurpose room
- Additional shower room with Italian-style walk-in shower
- Spacious living area with open kitchen (30 m²)
- 24 m² terrace with panoramic views

Additional features:

- Private cellar
- Two tandem parking spaces in a secure underground garage

Secure residence with intercom, video door system, and three-point security door.

Lift access to all floors.

A rare property combining modern comfort, panoramic views, and a privileged location just minutes from the beaches and the heart of Saint-Raphaël.

CARACTÉRISTIQUES

Type de bien :	Appartement	Surface :	83.0 m ²	Ascenseur :	Oui
Nombre de lots :	11	NB de pièces :	4 rooms	NB de chambres :	2 bedrooms

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

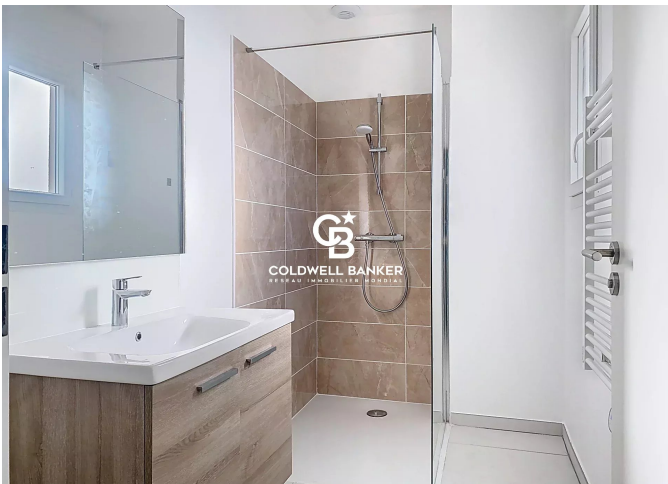
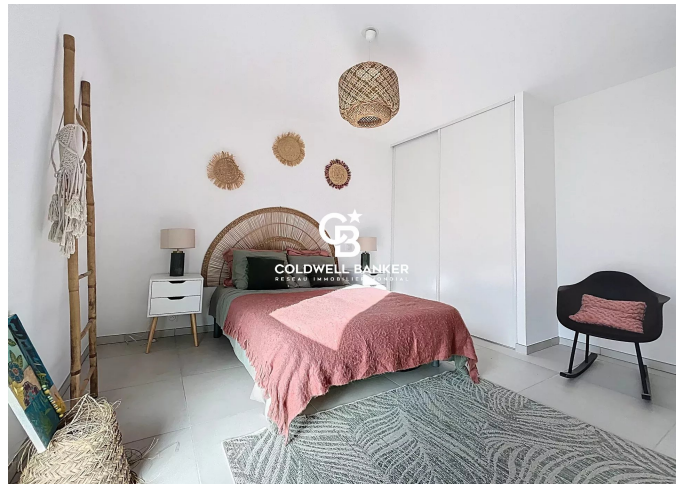
DIAGNOSTIC DE PERFORMANCE ÉNERGÉTIQUE

Diagnostic de performance énergétique (DPE) : Not applicable -1

Indice d'émission de gaz à effet de serre (GES) : Not applicable -1



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