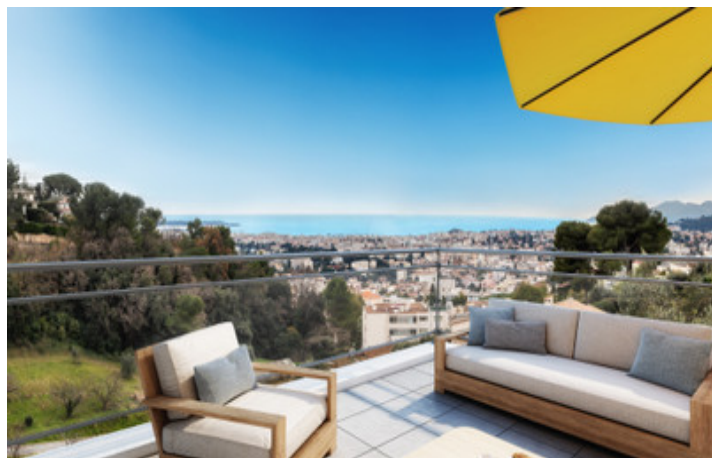


Le Cannet, an exceptional high-end 3-bedroom apartment with a sea view terrace onto the Cannes Bay.



INFORMATION

Town:	Le Cannet
Department:	Alpes-Maritimes
Bed:	3
Bath:	3
Floor:	116 m2
Outside Space:	36 m2



IN BRIEF

Cannes, a bright high-end 4 rooms apartment resolutely optimized with large bay windows overlooking a beautiful south-facing terrace with a sea view, on the heights of Le Cannet, overlooking the village of Cannet, with a breathtaking view of the Mediterranean sea and his park, 3 bedrooms apartment – 116,57sqm + 25sqm terrace– south facing - near the centre of Cannes. This is a spacious, quiet and functional property with a well-designed living space offering all the comfort of a new build residence ready to move by the end of March 2024.

ENERGY - DPE

DPE not required.

NB. Quoted prices relate to euro transactions. Fluctuations in exchange rates are not the responsibility of the agency or those representing it. The agency and its representatives are not authorised to make or give guarantees relating to the property. These particulars do not form part of any contract but are to be taken as a general representation of the property. Any areas, measurements or distances are approximate. Text, photographs and plans, where applicable, are for guidance only. Leggett and its representatives have not tested services, equipment or facilities and cannot guarantee the same.

Particulars for off-plan purchases are intended as a guide only. Final finishes to the property may vary. Purchasers are advised to engage a solicitor to check the plans and specifications as laid out in their purchase contract with the developer.



DESCRIPTION

Resolutely created for a '21st-century' lifestyle, a unique opportunity as no one has ever lived in this well-proportioned turnkey apartment designed without loss of space. Situated on the 2nd floor, this well-bathed in light will give you a feeling of height and privacy, it offers an entrance, opening onto a beautiful living room with a large modern kitchen opening onto a balcony, a large living/dining room opening onto a beautiful terrace, 1 large bedroom with an ensuite shower room, a separate toilet, 2 large bedrooms opening onto a balcony, 1 shower room with a toilet, with integrated air conditioning, complemented by 3 indoor car parking and a cellar.

The architectural design reveals itself within a park and a new landscape that respects the area's identity: a free, Mediterranean landscape, a landscape of flowering meadows and olive groves on the terraced hillside. And a breathtaking view of the Mediterranean. A panorama of the Estérel massif and the Lérins Islands.

With a selection of apartments from studios to 4 bedrooms apartments from € 391,000 to € 2,180,000, this prestigious new development of 59 spacious and elegant apartments is located in a quiet and secure area, offering a privileged living environment. Especially an intimate concept, preserving the tranquillity of its inhabitants, but endowed with a slender architectural character, with clean lines, authenticity and a high level of quality.

On this magnificent site, a true panoramic point of view on the bay of Cannes, in the green setting of an authentic...

LOCAL TAXES

Taxe habitation: EUR

NOTES