

Exceptional penthouse in Le Cannet , where architectural elegance meets Mediterranean living.



## INFORMATION

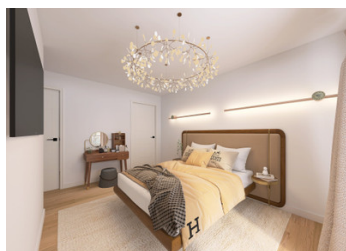
Town:	Le Cannet
Department:	Alpes-Maritimes
Bed:	3
Bath:	2
Floor:	97 m2
Outside Space:	119 m2

## IN BRIEF

Le Cannet, Located in a contemporary residence surrounded by lush greenery, this stunning top-floor apartment offers 97 sqm of interior space and an expansive 119 sqm rooftop terrace with a private jacuzzi — the perfect setting to enjoy the French Riviera lifestyle.

Featuring three bedrooms, generous volumes, and high-end finishes throughout, this bright and modern property combines comfort, elegance, and tranquility.

Set just minutes from Cannes, local shops, and major access routes, this rare penthouse offers a perfect balance of peaceful living and urban convenience.

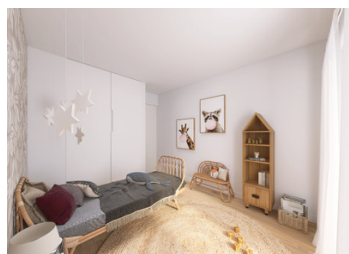


## ENERGY - DPE

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.



## LOCAL TAXES

Taxe habitation: EUR

## NOTES

## DESCRIPTION

In a sought-after residential area of Le Cannet, just minutes from the heart of Cannes, discover this contemporary residence designed with refined architectural lines and carefully selected materials. Blending harmoniously into its green surroundings, it offers a unique lifestyle that combines modern design, lush landscaping, and the timeless charm of the Mediterranean.

The landscaped grounds feature a variety of trees and flowering plants that change with the seasons, creating a serene atmosphere just a stone's throw from the vibrant energy of Cannes.

A rare and bright penthouse with rooftop terrace. Located on the top floor, this elegant 3-bedroom apartment offers 97 sqm of living space and a spectacular 119 sqm rooftop terrace — a true extension of the living area.

Designed to maximize light, space, and outdoor connection, the apartment offers a fluid layout ideal for daily comfort and entertaining. The expansive terrace is perfect for al fresco dining, relaxing, or creating your own rooftop garden oasis.

For the ultimate lifestyle experience, top-floor apartments include a private jacuzzi.

Parking available as an option: €22,000 to €38,000 depending on the space

High-Quality and Durable Features

Interior spaces:

60x60 cm ceramic floor tiles throughout (various colors available)

Bathroom walls tiled to 2 m high with elegant finishes

Designer vanity units with mirror, wall lighting, and heated towel rail

Suspended toilets

Smooth white paint finish on walls and ceilings

Double-glazed windows with electric roller shutters

Outdoor spaces: