



CABINET MICHEL

IMMOBILIER / REAL ESTATE

T. 04 92 60 31 31

cabinetmichel.com

750 000 €

For sale villa

7 rooms

Surface : 201 m²

Surface of the living : 36 m²

Surface of the land : 1432 m²

Year of construction : 1980

Exposition : Est Ouest Sud

View : Dégagée

Hot water : Individuelle Chauffe-eau

Inner condition : À rénover

Features :

Alarme, Barbecue

4 bedroom

1 bathroom

2 WC

1 garage

1 cellar

Legal information

750 000 € fees included

6,00% VAT of fees paid by the buyer
(707 547 € without fees), no current
procedure, information on the risks to which
this property is exposed is available on
georisques.gouv.fr.



Villa 6319 Cagnes-sur-Mer

Villa divided into three flats comprising: Upstairs, flat 1: entrance hall, living room, kitchen, three bedrooms, a bathroom, a separate toilet, and a hallway. On the ground floor, flat 2: living room/kitchen, a utility room, and a shower room with a toilet. Garden level, Apartment 3: entrance hall, kitchen, living room, one bedroom, one bathroom, separate toilet. A garage. This property complex is built on a plot of approximately 1,432 sq.m resulting from a subdivision authorised by a planning permission.

Energy class (dpe) : D - Emission of greenhouse gases (ges) : D

Estimated annual energy between 4811 and 6509 € (reference year 2021.2022.2023)

Document non contractuel - 23/07/2026



Cabinet Michel - 25 Place du Marché, RD 2085 - 06330 Roquefort-les-pins
T. +33 (0)4 92 60 31 31 - contact@cabinetmichelimmobilier.com - www.cabinetmichel.com

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