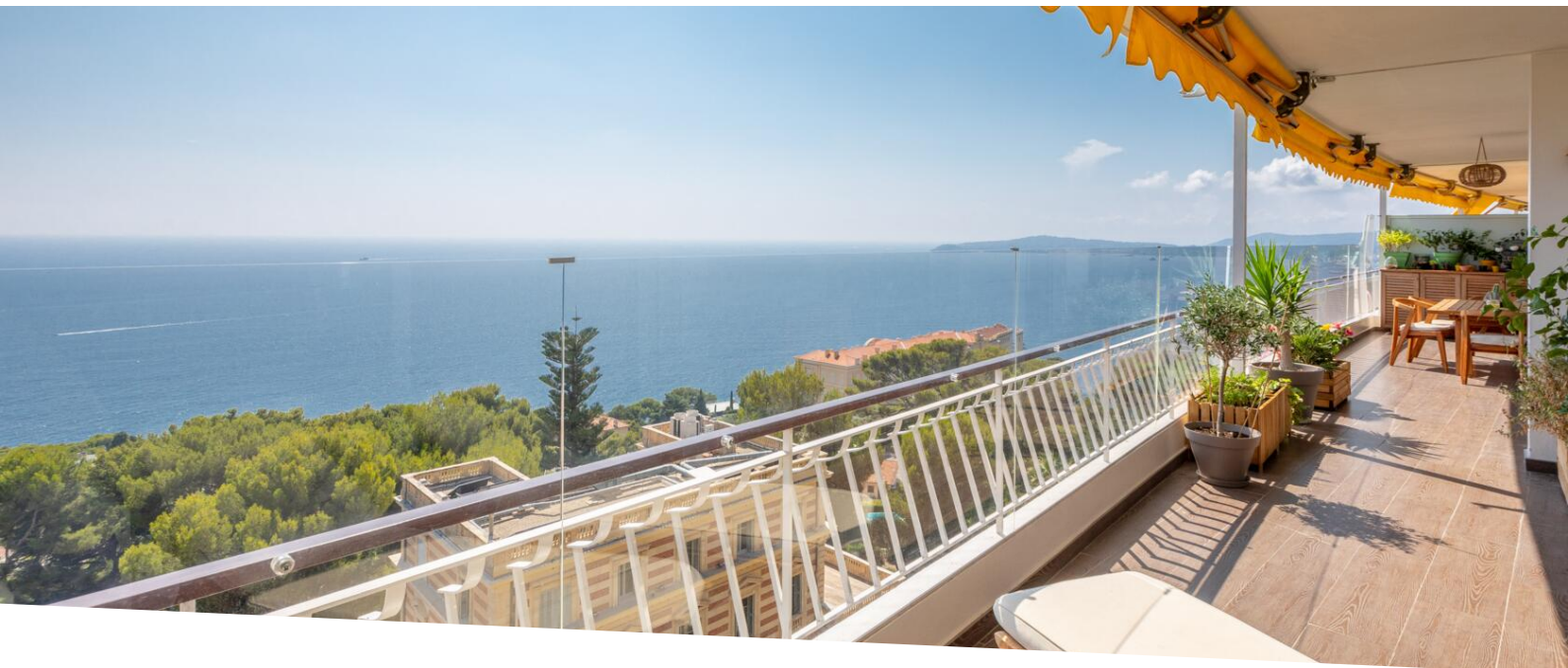




SUPERB T4 FACING SOUTH, EXCEPTIONAL SEA VIEW

For sale

1 580 000 €

<i>Product type</i> Apartment	<i>Num rooms</i> 4 rooms	<i>District</i> Cap-d'Ail	<i>City</i> Cap-d'Ail
<i>Country</i> France	<i>Living area</i> 112,47 m²	<i>Terrace area</i> 34,50 m²	<i>Total area</i> 147,18 m²
<i>Bedrooms</i> 3	<i>Bathrooms</i> 2	<i>Cellar</i> 1	<i>Box</i> 2
<i>Floor</i> 3	<i>Annual costs</i> 9 000 €	<i>Condition</i> Very good condition	<i>View</i> Vue mer
<i>Ref.</i> V1186MC			

Magnificent top floor 4-room apartment of 112.5 sqm of living space + 34.5 sqm of terraces, just a few minutes' walk from the Cap d'Ail town center and Mala beach.

Very bright and quiet, this apartment boasts an exceptional 180° sea view, south-facing exposure and is close to all amenities.

High quality finishings, with plenty of storage space and made-to-measure woodwork, the apartment has the following layout:

- A 37.7 sqm living room with open-plan kitchen, a technical terrace with storage space, and a large, wide sea-



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facing
 terrace of over 30 sqm.
 - A master area with a large dressing room and study, a bedroom and a bathroom / shower both with sea view, a separate toilet with laundry.
 - A second night area comprising of 2 large bedrooms with big cupboards, a bathroom and a guest toilet.
 One closed garage is included in the price, a second one is available in option
 A fully tiled and fitted above-ground cellar and 2 very large garages with electric doors complete this property.





