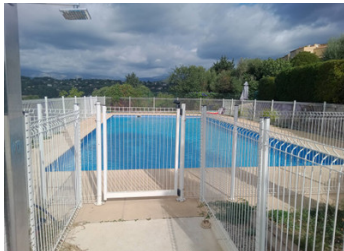


A Favorite in Montauroux – Beautiful ground-floor apartment in a quiet neighborhood



INFORMATION

Town:	Montauroux
Department:	Var
Bed:	2
Bath:	1
Floor:	61 m2
Outside Space:	106 m2

IN BRIEF

Located in the privileged and sought-after setting of Montauroux, discover this superb garden-level apartment that combines the comfort of an apartment with the benefits of a private outdoor space.

Inside:

A beautiful, bright living area features a cozy living space with an open-concept, fully equipped kitchen. The sleeping area includes 2 spacious bedrooms, a modern bathroom, and a separate toilet.

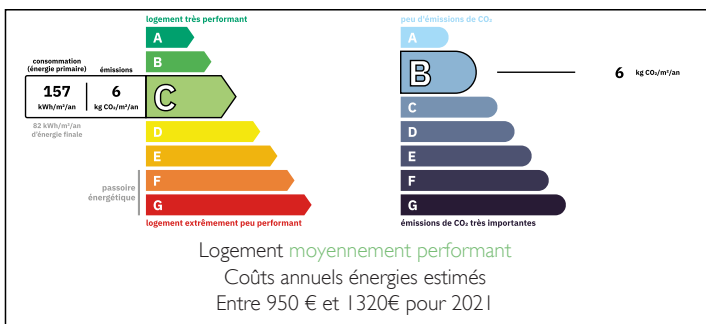
Outside:

The real highlight of this property: a magnificent 106 m² private garden with ideal sun exposure, perfect for al fresco dining, relaxing on the patio, or letting the kids play safely.

Highlights: Private parking space; shops within walking distance

No renovations needed—all you have to do is move in!

ENERGY - DPE



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

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LOCAL TAXES

Taxe foncière: **680 EUR**

NOTES

Co-owned building of 28 units
Provisional annual charges: 2000€

Information about risks to which this property is exposed is available on the Géorisques website : <https://www.georisques.gouv.fr>