



# CIEL AZUR IMMOBILIER

L'IMMOBILIER SUR LA CÔTE D'AZUR - VENTE - LOCATIONS

www.cielazurimmo.com | Tél. 04 93 61 05 05



MLS CÔTE D'AZUR

**746 000 €**

## Buying house

**Surface of the living :** 37 m<sup>2</sup>

**Exposition :** Est ouest

**View :** Jardin

**Hot water :** Electrique

**Inner condition :** good

**External condition :** good

## Features :

pool, fireplace, Bedroom on ground floor,  
Laundry room, Automatic gate, calm

3 bedroom

1 terrace

1 bathroom

1 WC

## Legal information

746 000 €

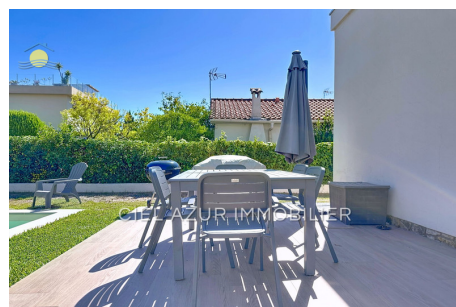
Fees paid by the owner, no current  
procedure, information on the risks to which  
this property is exposed is available on  
[georisques.gouv.fr](http://georisques.gouv.fr).



## House 1043 Juan-les-Pins

This beautiful single-story detached house is located in the seaside neighborhood of Juan-les-Pins. This home is perfect for a family as it offers 100 m<sup>2</sup> of living space and a spacious 37 m<sup>2</sup> living room with a fireplace. It includes an open-plan kitchen, three bedrooms, a bathroom, a toilet, and a laundry room. You will also enjoy a large 500 m<sup>2</sup> plot, ideal for relaxation thanks to its terrace, swimming pool, and garden facing east-west. To top it all off, a bungalow is situated in the garden, featuring a bed and a shower room, perfect for hosting your guests. The Juan-les-Pins seaside area is a true haven for lovers of the Mediterranean coast. The Côte d'Azur region offers fine sandy beaches as well as numerous water sports. You will find cafés, restaurants, and upscale shops lining the promenade.

Energy class (dpe) : E - Emission of greenhouse gases (ges) : B  
Estimated annual energy between 2010 and 2790 € (reference year 2023)  
Document non contractuel - 08/12/2025



**Ciel Azur Immobilier - 2, rue Pierre Loti - 06160 Juan-les-Pins**

**Tél. +33 (0)4 93 61 05 05 - [info@cielazurimmo.com](mailto:info@cielazurimmo.com)**

Carte professionnelle n°11169TG Préfecture des Alpes Maritimes - RCS Grasse B 503 644 866

Code NAF 6831Z - SIRET 503 644 866 00025 - Document non contractuel - \*prix H.A.I.