

# Saint Raphaël / Boulouris - T3 - 90 m2 superb with sea view and large terrace

Price : € 621.000



**Rooms :** 3

**Views :** Sea, Hills,  
Greenery

**Bedrooms :** 2

**Reference ID :** 2383 / 546

**Bathrooms :** 2

**Sqft :** 89 m²

**Type :** Apartment

Saint Raphaël / Boulouris - T3 - 90 m2 modern apartment with sea-view & large terrace are double garage.

Situated in a beautiful enclosed and modern residence with swimming pool is this luxurious and bright 2 bedroom apartment of 90 m2 with terrace (14m2) located on the highest (3rd) floor. The complex has an elevator and with the apartment is a double open garage.

The apartment has a nice sea view.

The location is perfect, near the centre and beaches of Boulouris but also close to a large shopping mall and connecting roads to Saint Raphael & Cannes.

The apartment is very bright and spacious and ready to 'step-in'! Its format is as follows: entrance building, elevator to 3rd floor, passage to the entrance of the apartment, bright hall, spacious living room with glass sliding doors to the terrace (South/West).

**SAS astrid segaar immobilier**  
57 Les Rives du Golf – 6610 RD 7 – Le Perrussier  
83520 Roquebrune-sur-Argens, France  
Carte professionnelle : 8303 2018 000 026 682

Tel. +33 (0) 49 8122065  
Port. +33 (0) 6 69 27 29 08  
astrid@azurpavillon.com  
www.azurpavillon.com

IBAN : FR76 1460 7003 8760 1217 2279 814  
BIC : CCBPFRPPMAR  
TVA intracommunautaire : FR28752484360  
SIRET : 752 484 360 00017 – SAS capital de 1000 €

Open kitchen with appliances. Via the hall with guest toilet, the 2 bedrooms, with fixed closets, can be reached. The master bedroom has an 'en-suite' bathroom with bath, sink and toilet. The second bathroom has a shower and washbasin. There is a separate storage room/dressing for the washing machine and dryer.

The communal garden is well maintained as well as the swimming pool with children pool and dressing area. This beautiful TOP-FLOOR apartment is definitely worth a visit!

**Features :**

|                |                  |                 |                   |
|----------------|------------------|-----------------|-------------------|
| Double glazing | Disabled access  | Electric gate   | Electric shutters |
| Lift           | Air-conditioning | Sliding windows | Outdoor lighting  |
| Intercom       | Security door    | Swimming pool   | Bowling green     |

**Area`s:**

|               |                  |            |                           |
|---------------|------------------|------------|---------------------------|
| 1 Terrace     | 1 Entrance       | 1 Corridor | 1 Living room/dining area |
| 1 Kitchen     | 1 Lavatory       | 2 Bedroom  | 1 Bathroom / Lavatory     |
| 1 Shower room | 1 Walk-in closet | 2 Parking  |                           |

**Nearby:**

|                             |                          |                           |                  |
|-----------------------------|--------------------------|---------------------------|------------------|
| Bus (100 metres)            | Town centre (5 minutes)  | TGV station (5 minutes)   | Sea (800 metres) |
| Beach (1 km)                | Supermarket (500 metres) | Train station (5 minutes) | Sea port (1 km)  |
| Hospital/clinic (5 minutes) | Shops (500 metres)       | On main road (200 metres) |                  |

**Energy - Conventional consumption Class : C**

**Energy - Emissions estimate Class : A**

**Land Value Tax : 1.407 € / year**

**Energy - Conventional consumption : 118 kWh/m².year**

**Energy - Emissions estimate : 3 kg éqCO2/m².year**



See more

<https://azurpavillon.com/real-estate/listing/saint-raphaël-boulouris-t3-90-m2-superb-with-sea-view-and-large-terrace-82511526>