

Modern air-conditioned 1 bedroom with terrace and parking 6 minutes from the Palais des Festivals

Ref. A1B230



- ✓ 6 min to le Palais des Festivals
- ✓ Bedrooms : 1
- ✓ 9 min far from the nearest train station
- ✓ Bed(s) : 1
- ✓ Superficy : 40 m<sup>2</sup>
- ✓ Bath(s) : 1

46 rue Georges Clémenceau  
06400 Cannes

**+33 (0)6 62 84 01 01**

## Description

Center of Cannes, 100 meters from the beaches and 6 minutes walk from the Palais des Festivals, 1 bedroom apartment in a relatively new residence (2010) on the 4th and penultimate floor with elevator.

Nice terrace completely unoverlooked.

Quiet because overlooking inner courtyard.

Air conditioning in the 2 rooms. Underground private parking.

It has a capacity of 1/4 people in:

A bedroom with a double bed and large closet.

A main room with "sofa bed".

An open kitchen with washing machine.

A shower room with toilets.

Access to the beach in front of the building!

## Caractéristiques

Floor : 4

beds : 1

wcs : 1

distance from palais : 6

distance from train station : 9

bathrooms : 1

heater

convertible / sofa bed

equipped kitchen

parking lot

lift

terrace

ac

reversible ac

sofa bed

wifi

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## Photos



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## Localisation

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Proximity Suquet - Mairie - Plages du midi

**The Georges Clemenceau neighborhood in Cannes enjoys a prime location, close to the Old Port, Midi beaches, and the Forville Market.**

Both residential and lively, it offers a welcoming atmosphere with plenty of shops, cafés, and restaurants. Just a few minutes from La Croisette and the Palais des Festivals, it's the perfect spot to explore Cannes while enjoying a quieter setting.

Easily accessible by public transport and near the train station, it's ideal for both leisure and business stays.