

190 000 €

Contact agency

Cot'Ouest Immobilier

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For sale apartment

2 rooms

Surface : 27 m<sup>2</sup>

Surface of the living : 12 m<sup>2</sup>

Year of construction : 1994

Exposition : Nord ouest

View : Jardin

Hot water : Individuelle

Inner condition : GOOD

Standing : residential

Building condition : GOOD

Features :

gated, double glazing, Proche école et commodités, lift, AIR CONDITIONING, Absolute calm, electric shutters

1 bedroom

1 terrace

1 shower

1 WC

Energy class (dpe) : D

Emission of greenhouse gases (ges) : A

Document non contractuel

23/12/2024 - Prix T.T.C



## Apartment 4999 Nice

The Cot'Ouest Promenade agency offers you a charming 2-room apartment in a prestigious district of Nice, Les Baumettes. Ideally located on the 5th floor of a secure building, built in 1994 and kept in excellent condition, the apartment has an entrance hall, 2 bedrooms, a shower room, a toilet and a terrace, possibility of creating a kitchen. Its exposure and garden view will give your mornings a soft light. Individual heating and reversible air conditioning will be at your disposal, as will individual hot water. The interior fittings are in good condition. Close to schools, amenities and transport, it offers an incomparable quality of life. Its double glazing reinforces the calm of the place. The Baumettes area of the city of Nice is a charming and quiet residential area, close to the Mediterranean Sea. Les Baumettes offers an attractive combination of old villas and modern buildings. The streets are lined with trees giving a peaceful and green atmosphere. Its proximity to the city centre, the beach and the tram make this area extremely well connected.

Fees and charges :

Annual current expenses 1 200 €

Well condominium

109 lots in the condominium 190 000 € fees included

