

1 395 000 €

Contact agency

Agence Capitole

53 Promenade des Anglais

06000 Nice

04 93 44 76 32 / info@agencecapitole.com

For sale apartment

3 rooms

Surface : 118 m<sup>2</sup>

Exposition : Sud

View : Mer

Hot water : Collective

Inner condition : to renovate

Standing : residential

Features :

lift, gated, armored door, electric blinds, electric shutters

2 bedroom

1 terrace

1 bathroom

1 shower

2 WC

1 cellar

Energy class (dpe) : D

Emission of greenhouse gases (ges) : D

Document non contractuel

19/10/2024 - Prix T.T.C



## Apartment Nice

Promenade des Anglais - On the 3rd floor of a luxury residence: large 3-room apartment of 118 m<sup>2</sup>, including: On the sea side, beautiful living room and a bedroom with its bathroom, both rooms open onto a pretty terrace with a magnificent view of the sea and palm trees. Courtyard side, second bedroom with shower room, fitted independent kitchen, laundry room/office, WC, storage and cellar in the basement. Possibility of a parking space. Apartment to refresh, ideally located on the Promenade des Anglais, a stone's throw from the pedestrian zone and all local shops. Two bays facing the sea, beautiful wide terrace, original parquet flooring, high ceilings, luxury residence with collective heating and caretaker. RARE on the Prom

Fees and charges :

Well condominium

1 395 000 € fees included

