

254 400 €

Contact agency

Agence BBii

30 rue Mgr A. Daumas

06300 Nice

04 97 22 24 83 / bbii.immo@gmail.com

For sale apartment

3 rooms

Surface : 56 m<sup>2</sup>

Surface of the living : 18 m<sup>2</sup>

Year of construction : 1985

Exposition : Est ouest

View : Citadine

Hot water : Individuelle gaz

Inner condition : GOOD

Building condition : Cleaning is

Features :

lift, CALM, garden, Volets roulant manuel

2 bedroom

1 terrace

1 bathroom

1 WC

1 cellar

Energy class (dpe) : D

Emission of greenhouse gases (ges) : D

Document non contractuel

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



### Apartment 8829 Nice

NICE SAINT ROCH : Near the market square! APARTMENT, SMALL GARDEN, BALCONY! CELLAR! For sale, beautiful 2/3 room apartment of approximately 56 m<sup>2</sup>: hall, living room with open fitted and equipped kitchen opening onto small garden of 25 m<sup>2</sup>, 1 bedroom with storage opening onto balcony, office, bathroom, separate toilet, storage, cellar. Manual roller shutters, Located near Stade Vauban with amenities and tram. Energy class D BBii Agency Isabelle MALLEON 04 97 22 24 83 - 06 62 66 80 00 - www.bbii.fr Agency fees payable by the seller No procedure in progress Annual charges: €2,589 average charges/year (cold water, hot water, heating) Property in co-ownership

Fees and charges :

Annual current expenses 1 440 €

Well condominium

254 400 € fees included

