302 000 €

Contact agency Cot'Ouest Immobilier

203 avenue de la californie 06200 Nice

04 92 09 77 20 / info@cotouest-immobilier.com

For sale apartment

3 rooms

Surface: 60 m²

Surface of the living: 30 m² Year of construction: 1992

Exposition : Ouest View : Parc

Hot w ater: Individuelle gaz **Inner condition**: GOOD

Features:

cellar, gated, double glazing, Proche ecole et commodités, lift

2 bedroom

1 terrace

1 show er

1 WC

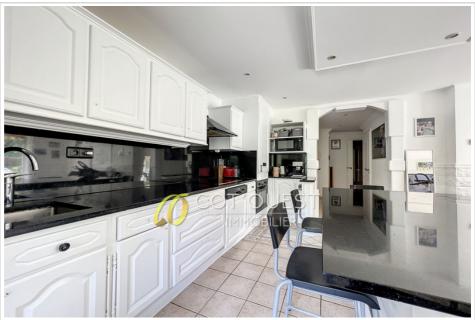
1 parking

1 cellar

Energy class (dpe): D

Emission of greenhouse gases (ges): E

Document non contractuel 30/06/2024 - Prix T.T.C



Apartment 4795 Nice

NICE WEST Sainte Marguerite 3 ROOMS / QUIET / TERRACE / NEAR TRAMWAY / PARKING / CELLAR In a secure residence, the Cot'Ouest Napoléon III agency offers you, a stone's throw from the tramway, this pretty 3-room apartment of 60m² on the top floor, quiet and facing West. It consists of a 30m² living room with US kitchen opening onto a very beautiful 19m² terrace without any vis-à-vis, two bedrooms from which you will also reach the terrace, a walk-in shower room as well as a an independent WC with washbasin. Lots of storage. This apartment is sold with private outdoor parking and a cellar. Information on the risks to which this property is exposed is available on the Georisques website:

www.georisques.gouv.fr This property is brought to you by the Cot'Ouest Immobilier Napoleon III Agency. Phone 04 92 29 12 91

Fees and charges:

Annual current expenses 1 680 €

Well condominium

302 000 € fees included





