

One-bedroom apartment in Carre d'Argent €486,000

Carre d'Argent · 1 bedroom · 38 m² in size



Description

On the fifth floor of a well-maintained building in the Dubouchage sector, this 38 m² two-room apartment presents a promising opportunity for renovation. Just a short walk from the city center and Old Nice, the apartment features a living room that opens onto a spacious balcony, a bedroom, an independent kitchen, a bathroom, and a separate toilet.

The apartment's functional layout and prime location offer a rare chance to create an elegant pied-à-terre or make a strategically situated investment. With shops, transport, and various amenities in close proximity, this property combines convenience with significant potential for enhancement.

Key details

Surface area	38 m²
Bedrooms	1
Floor	5th
Lift	Yes
Outside space	Terrace

DPE (Energy)

D

Lowest: A
Highest: G



GES (Emissions)

False

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Désignation et situation du ou des lot(s) de copropriété :

Superficie privative en m² du ou des lot(s)

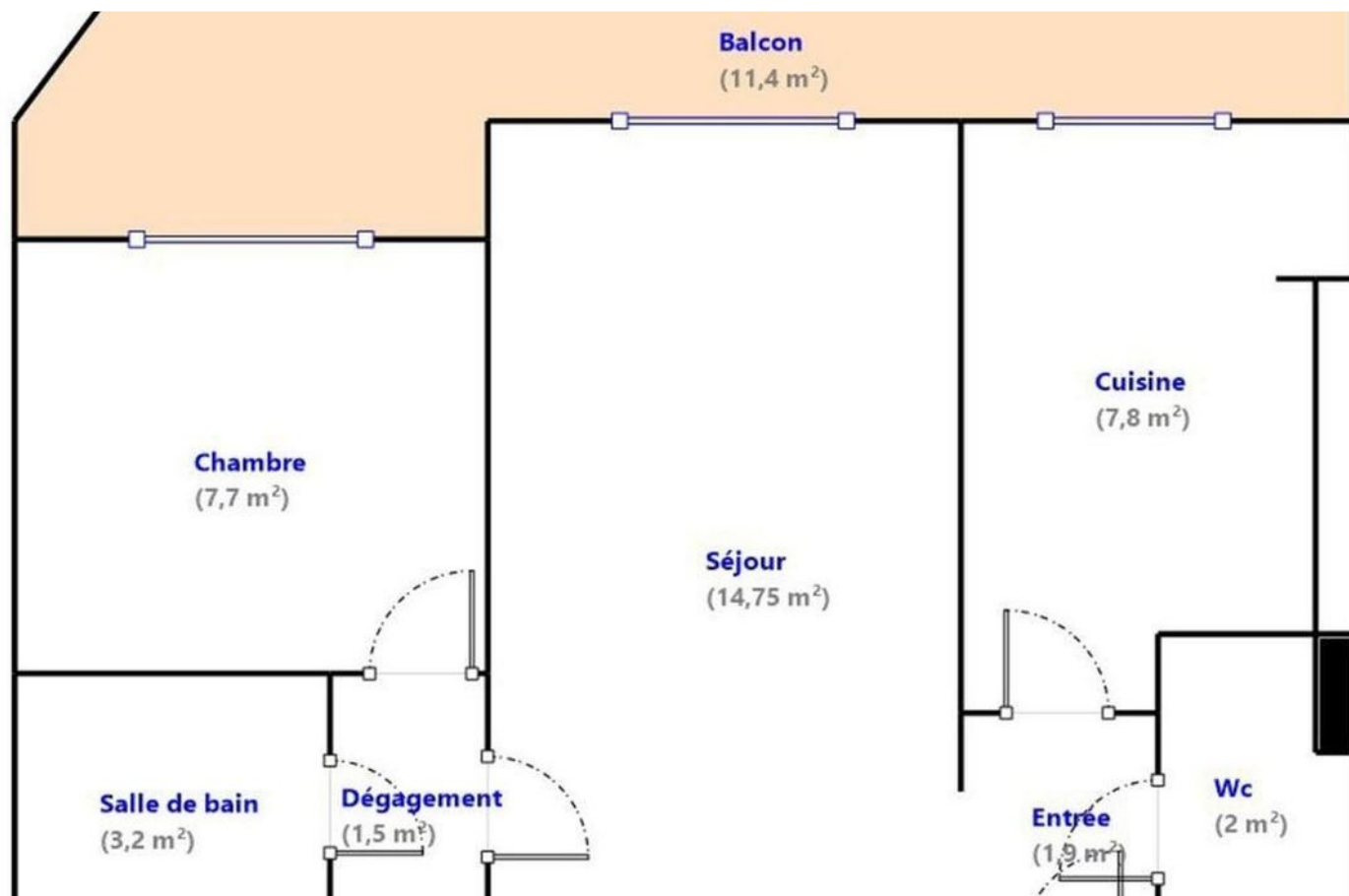
Surface loi Carrez totale : 38,85 m² (trente-huit mètres carrés quatre-vingt-cinq)
Surface au sol totale : 38,85 m² (trente-huit mètres carrés quatre-vingt-cinq)

Tableau récapitulatif des surfaces de chaque pièce au sens Loi Carrez :

Parties de l'immeuble bâtis visitées	Superficie privative au sens Carrez	Surface au sol	Commentaires
Entrée	1,9	1,9	
Séjour	14,75	14,75	
Dégagement	1,5	1,5	
Salle de bain	3,2	3,2	
Chambre	7,7	7,7	
Cuisine	7,8	7,8	
Wc	2	2	

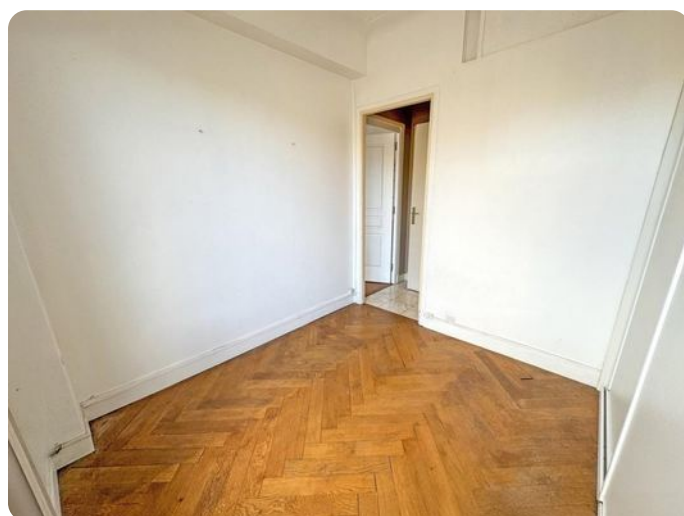
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