

One-bedroom apartment in Carre d'Or

€399,000

Carre d'Or · 1 bedroom · 28 m² in size



Description

In the heart of Nice's prestigious Carré d'Or, this beautifully renovated apartment offers a tranquil retreat amidst the vibrant city life. Positioned on the fourth floor of a distinguished building, the 28 m² space enjoys a peaceful courtyard setting with a desirable west-facing orientation. The apartment's design has been thoughtfully executed with high-quality materials, ensuring an optimized layout and meticulous attention to detail.

A standout feature of this property is its serene terrace, a rare find in the city center. Measuring 4 m², it provides an ideal spot for dining, relaxation, or simply enjoying the sunny days in complete tranquility. The apartment comprises an entrance, a bright living room with an equipped open kitchen, a bedroom with storage (less than 9 m²), and a bathroom with a toilet.

Additional features include air conditioning, double glazing, ample storage, and a cellar. The apartment's absolute calm, terrace, premium location, and recent renovation make it perfect as an elegant pied-à-terre or a high-demand rental investment in one of Nice's most sought-after areas.

The agency fees are the responsibility of the seller, set at 4%. The property is part of a co-ownership with an undisclosed number of lots. The average annual share of common charges is 1,307 euros. There are no ongoing legal proceedings concerning the property.

Key details

Surface area	28 m²
Bedrooms	1
Floor	Ground
Lift	Yes
Outside space	Terrace / balcony

DPE (Energy)

D

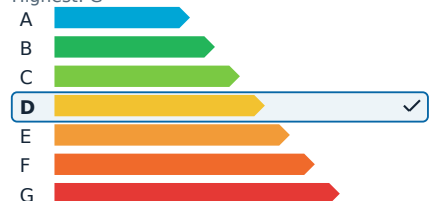
Lowest: A
Highest: G



GES (Emissions)

D

Lowest: A
Highest: G



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