

One-bedroom apartment in Musicians Quarter €385,000

Musicians Quarter · 1 bedroom · 40 m² in size



Description

In the heart of the prestigious Musiciens district, this charming two-room apartment is just a short walk from the vibrant Boulevard Victor Hugo and a mere ten minutes from the iconic Promenade des Anglais with its stunning beaches and delightful restaurants. This property is located on the third floor of a classic bourgeois building from 1925, complete with an elevator, and offers an exceptionally peaceful environment despite its central location.

Covering approximately 40 square meters, the apartment is notable for its bright and spacious feel. Its position at the rear of the building ensures tranquility, a rare find in the bustling city center. The entrance leads to a bright living room that opens onto a serene balcony, an independent kitchen filled with light, a comfortable and airy bedroom, and a bathroom with a WC.

The apartment retains many charming period features, such as high ceilings, elegant moldings, and beautiful herringbone parquet flooring. Although it would benefit from some updating, this property offers a unique opportunity for the new owner to infuse their own style and create a truly charming haven in the heart of Nice.

The agency fees are covered by the seller at 4%. The property is part of a co-ownership with an unspecified number of lots. The average annual share of common charges is 1,320 euros. There are currently no ongoing legal proceedings.

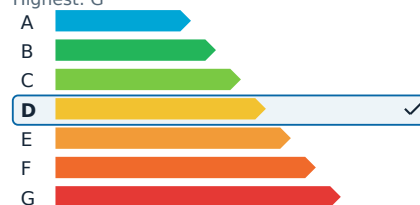
Key details

Surface area	40 m²
Bedrooms	1
Floor	Ground
Lift	Yes
Outside space	No

DPE (Energy)

D

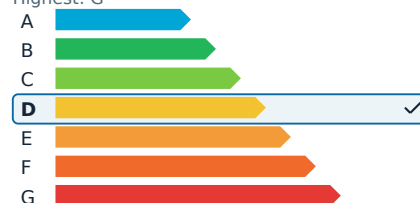
Lowest: A
Highest: G



GES (Emissions)

D

Lowest: A
Highest: G



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