

One-bedroom apartment in Port

€249,000

Port · 1 bedroom · 41 m² in size



Description

In the heart of the highly sought-after Place Garibaldi in Nice, a charming two-room duplex awaits on the third floor of a historic, classified building from 1780. Spanning 41 square meters, this apartment offers a blend of historical charm and modern convenience. The first level includes an entrance, a bathroom with a toilet, and a bright living area with a fully equipped kitchen. Upstairs, there is a bedroom with storage, an additional shower room with a toilet, and a practical laundry space.

The apartment underwent a complete renovation three years ago, ensuring it requires no major work. It is an excellent choice for those seeking a rental investment or a quaint pied-à-terre. The property is characterized by its low co-ownership charges of just 30 euros per month and an annual property tax of only 640 euros. Previously, it was rented out for 920 euros per month.

This exceptional location is in close proximity to the tramway, shops, and the historic Vieux-Nice, making it a convenient and attractive place to live.

The monthly management cost is 30 euros.

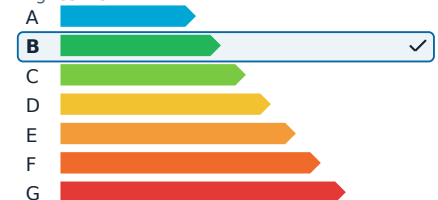
Key details

Surface area	41 m ²
Bedrooms	1
Floor	3rd
Lift	No
Outside space	No
Monthly charges	€30 /mo

DPE (Energy)

B

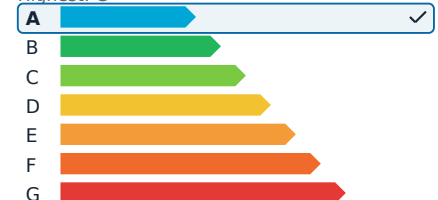
Lowest: A
Highest: G



GES (Emissions)

A

Lowest: A
Highest: G



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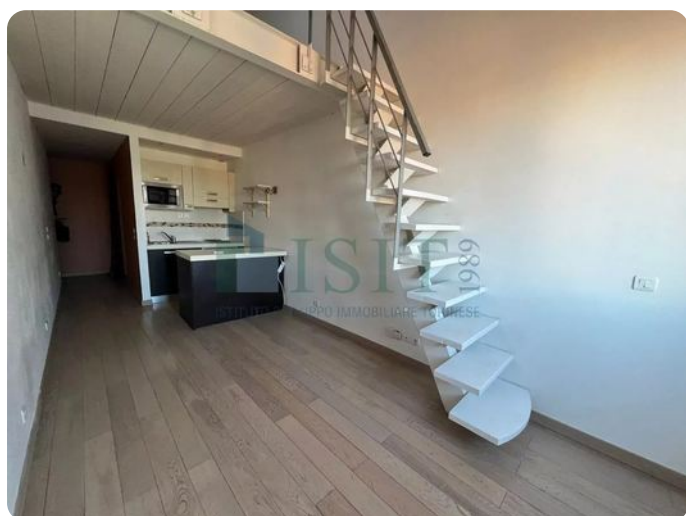
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