

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, discover a charming 2-room duplex apartment, exclusively available on the third floor of a historic classified building dating back to 1780. With a Carrez surface area of 41 square meters, this residence offers a thoughtfully designed layout. The first level features an entrance, a bathroom with a toilet, and a bright living area with a fully equipped kitchen. Upstairs, you will find a bedroom with storage, an en-suite shower room with a toilet, and a functional laundry space.

The apartment underwent a complete renovation three years ago, ensuring that no major work is needed. This property is ideal for rental investment or as a delightful pied-à-terre, further enhanced

by its low co-ownership charges and a modest annual property tax. The apartment was previously rented for 920 euros per month.

This exceptional location provides immediate access to the tramway, shops, and the charming Old Nice area, offering convenience and vibrant city living.

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)

G

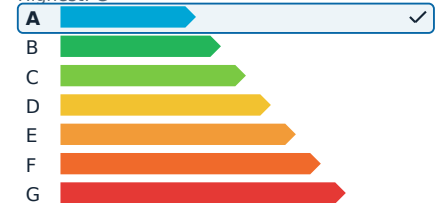
Lowest: A
Highest: G



GES (Emissions)

A

Lowest: A
Highest: G



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