Two-bedroom apartment in Carre d'Argent

€270,000

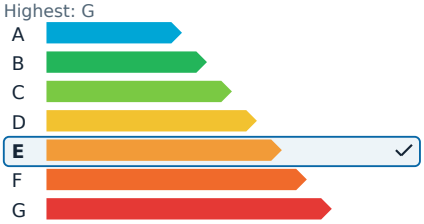
Carre d'Argent · 2 bedrooms · 62 m² in size

Key details

Surface area	**62 m²**
Bedrooms	**2**
Floor	**4th**
Lift	**No**
Outside space	**No**

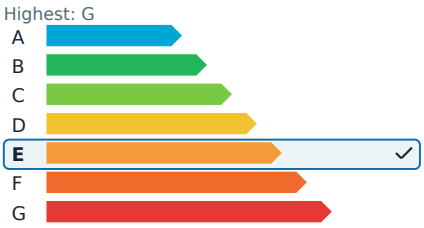
DPE (Energy) **E**

Lowest: A
Highest: G



GES (Emissions) **E**

Lowest: A
Highest: G



Description

In the heart of Nice's city center, close to all amenities and the tramway, this 62 square meter, three-room apartment is situated on the fourth floor of a five-story building without an elevator. The apartment offers a practical layout with an east-west orientation that includes an entrance, a living room featuring parquet flooring and a fireplace, a separate kitchen, two bedrooms, a shower room, and separate toilets. While the apartment is in need of some refreshing, it comes with the added benefit of a cellar.

Monthly charges are 102€. The property tax is 1075€. The seller is responsible for the agency fees. The apartment is part of a co-ownership consisting of 13 lots. There are no ongoing legal proceedings. The energy efficiency rating is E, and the estimated annual energy costs for standard usage range between 1347€ and 1823€, including subscriptions, for the years 2021, 2022, and 2023.

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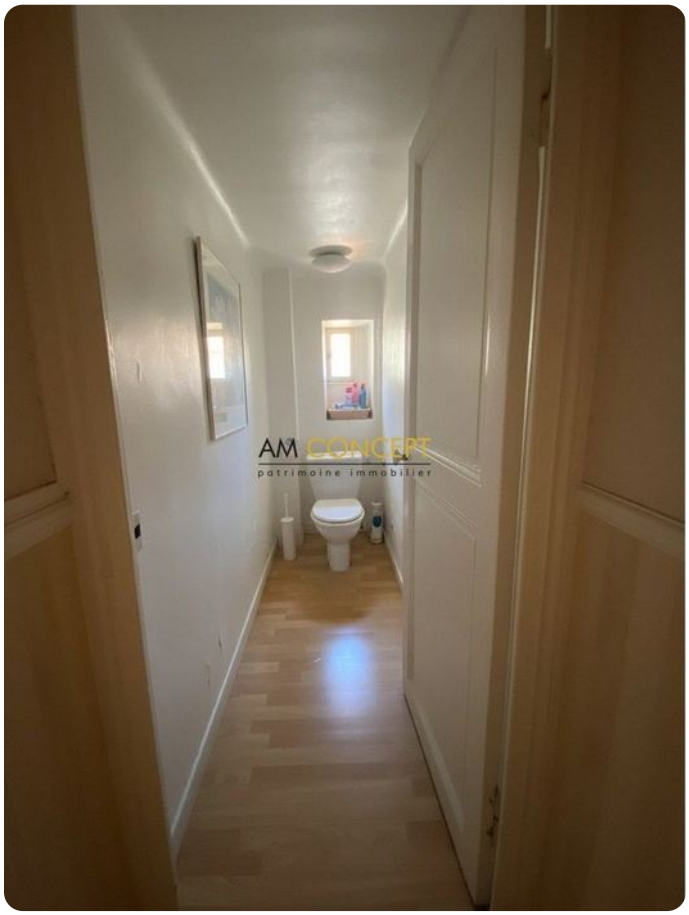
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