Two-bedroom apartment in Carre d'Or

€538,000

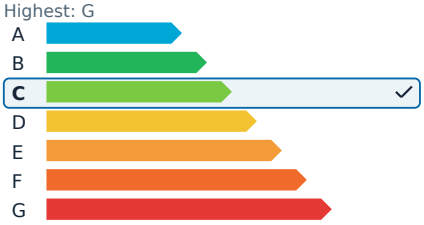
Carre d'Or · 2 bedrooms · 60 m² in size

Key details

Surface area	**60 m²**
Bedrooms	**2**
Floor	**8th**
Lift	**Yes**
Outside space	**Terrace / balcony**
Monthly charges	**€140 /mo**

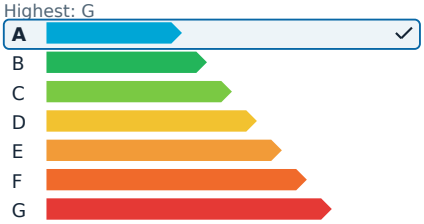
DPE (Energy) **C**

Lowest: A
Highest: G



GES (Emissions) **A**

Lowest: A
Highest: G



Description

Discover a unique apartment on the top floor of the Le Fenice residence, located at 26 Boulevard Gambetta. This property stands out with its open-air terrace, offering a glimpse of the sea and panoramic views of the city. Positioned in the heart of Nice, it enjoys a prime location.

The Gambetta district is highly sought after for its vibrant and pleasant neighborhood atmosphere. It boasts numerous local shops, schools, and public transport options, along with quick access to the sea and main city routes. Built in 2001, the residence is well-maintained, secure, and equipped with an elevator.

The apartment features a living area of 60.71 square meters, complemented by a 13.90 square meter terrace accessible from all rooms. It includes an entrance, a bright living room with an open kitchen, two bedrooms, a large fitted dressing room, a bathroom, and a shower room with a toilet. Additionally, it comes with two ground-floor storage rooms. The property is equipped with double glazing and a centralized air conditioning system.

This apartment is perfect as a pied-à-terre or a primary residence, combining modern comfort, brightness, and a pleasant living environment. It is a rare opportunity that should not be missed.

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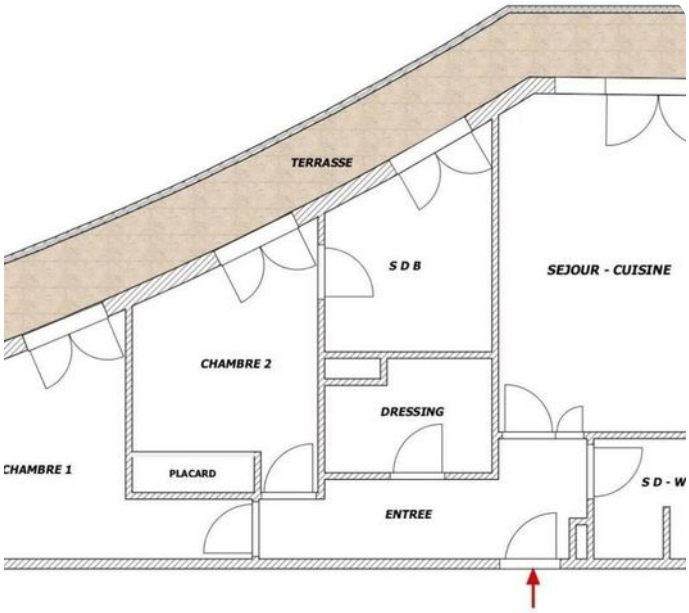
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