Two-bedroom apartment in Carre d'Or

€1,290,000

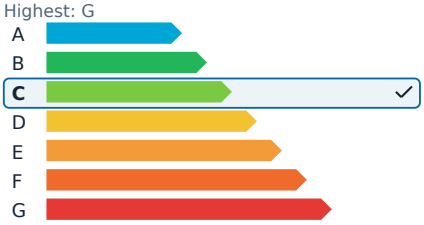
Carre d'Or · 2 bedrooms · 86 m² in size

Key details

Surface area	**86 m²**
Bedrooms	**2**
Floor	**6th**
Lift	**Yes**
Outside space	**Terrace / balcony**
Monthly charges	**€478 /mo**

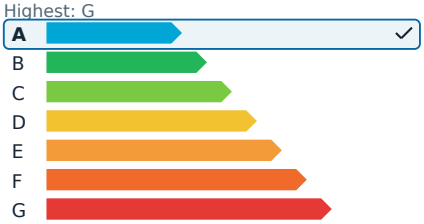
DPE (Energy) **C**

Lowest: A
Highest: G



GES (Emissions) **A**

Lowest: A
Highest: G



Description

In the heart of Nice's most sought-after district, Carre d'Or, this exceptional apartment offers proximity to the sea, Place Masséna, a variety of restaurants, and convenient tramway access. Perched on the sixth floor of a prestigious residence complete with a concierge and receptionist, this 87-square-meter apartment combines luxury with practicality.

The living space features a generous 46-square-meter living room that can be adapted to include a home office, alongside a semi-open, fully equipped kitchen. Both areas open onto a stunning 32-square-meter east-facing terrace, perfect for enjoying the sunshine. The sleeping quarters consist of two spacious bedrooms, one of which is an en suite with its own bathroom and toilet. Both bedrooms have access to a west-facing balcony that offers a peaceful, unobstructed view. Additionally, there is a separate shower room and a separate toilet for convenience.

The apartment has been meticulously renovated by an interior architect using high-quality materials and includes features such as air conditioning, double glazing, and ample storage space. A cellar provides extra storage, enhancing the functionality of this remarkable property.

The estimated annual energy costs for standard usage range between €1,274 and €1,724, based on figures from 2021 to 2023, including subscriptions.

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