

Two-bedroom apartment in Carre d'Or

€715,000

Carre d'Or · 2 bedrooms · 97 m² in size



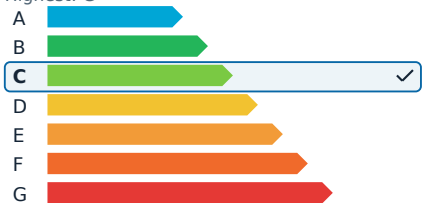
Key details

Surface area	97 m²
Bedrooms	2
Floor	2nd
Lift	Yes
Outside space	Balcony

DPE (Energy)

C

Lowest: A
Highest: G



GES (Emissions)

C

Lowest: A
Highest: G



Description

In the heart of Nice's prestigious Carré d'Or district, this elegant 97.8 m² apartment is housed in a well-maintained Art Deco building designed by architect Honoré Aubert in 1934. The property exudes old-world charm with its original parquet floors, intricate moldings, and impressive ceiling heights exceeding three meters. The apartment offers a unique opportunity for customization while preserving its timeless character.

The spacious entrance hall, adorned with period cement tiles, sets the tone for the rest of the home. A bright 27 m² living and dining area opens onto a balcony, providing a pleasant space for relaxation. The separate kitchen is fully fitted and equipped, catering to all culinary needs. The apartment includes three bedrooms, two of which are generously sized and face the tranquil courtyard and garden, ensuring peace and quiet. The third bedroom offers versatility, suitable for use as an office, dressing room, or additional living space. The property also features a spacious bathroom with a WC, separate toilets, and a healthy cellar in the basement.

Facing south, the apartment overlooks a secure garden and parking area, adding to its appeal. While some refreshing is anticipated, this rare gem offers excellent distribution and a highly desirable living environment. It is ideal for those seeking a luxurious main residence, an elegant pied-à-terre, or a bespoke renovation project in the vibrant city of Nice.

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