

Three-bedroom apartment in Musicians Quarter

€1,070,000

Musicians Quarter · 3 bedrooms · 106 m² in size



Description

In the vibrant Musicians district of Nice, just a short stroll from the sea and 300 meters from the Alsace Lorraine tram station, this spacious 4-room corner apartment offers a prime location for both convenience and leisure. Situated on the first floor of a stunning bourgeois building with an elevator, the apartment spans 106.40 m² and is currently configured as a dental office. The property is distinguished by its bright, generous spaces, original moldings, and parquet flooring, evoking the charm of classic architecture.

The apartment features a large entrance, a reception room that opens into a waiting area, and two rooms that can be adapted to suit your needs. One is currently an office, and the other serves as a treatment room with a generous 25 m² area. Additionally, there is a kitchen that overlooks the backyard and an individual toilet. The versatile layout offers numerous possibilities for customization, allowing you to transform this space into your ideal home.

Completing this exceptional property are a cellar and a maid's room of 10 m², providing additional storage and utility space.

Agency fees are 5% and are included in the price, payable by the buyer.

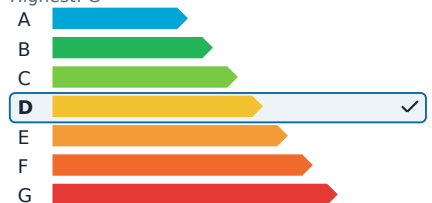
Key details

Surface area	106 m ²
Bedrooms	3
Floor	1st
Lift	Yes
Outside space	Balcony

DPE (Energy)

D

Lowest: A
Highest: G



GES (Emissions)

False

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