

Three-bedroom apartment in Carre d'Argent €470,000

Carre d'Argent · 3 bedrooms · 79 m² in size



Description

In the heart of Nice's Carré d'Or, just a short stroll from Place Masséna and the Promenade des Anglais, lies a charming property within a secure and attractive residence. This bright and peaceful third-floor apartment, without an elevator, offers an east-west orientation and consists of a main four-room unit and an independent studio. The main apartment features a corner living room, an equipped American kitchen, and three bedrooms, one of which is on a mezzanine and includes built-in wardrobes. It also has a bathroom with a toilet. The independent studio comprises a living area, an American kitchen, and a bathroom with a toilet. Both units are fitted with double-glazed windows. The property offers possibilities for division and short-term rental, making it an ideal investment or a perfect pied-à-terre.

Monthly management cost is €211. The seller is responsible for the agency fees. The property is part of a co-ownership of 120 lots. There is an ongoing legal procedure concerning the recovery of charges and other matters. The energy efficiency rating is D, with a climate rating of B. The estimated annual energy expenses for standard use, based on 2021 energy prices, range from €1,394 to €1,888.

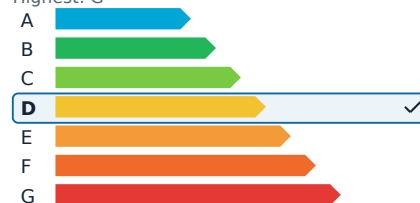
Key details

Surface area	79 m ²
Bedrooms	3
Floor	2nd
Lift	No
Outside space	No

DPE (Energy)

D

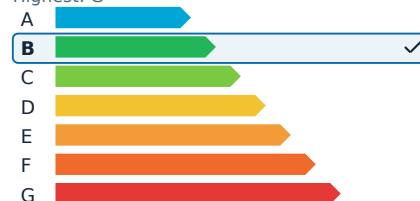
Lowest: A
Highest: G



GES (Emissions)

B

Lowest: A
Highest: G



Three-bedroom apartment in Carre d'Argent

€470,000

Carre d'Argent · 3 bedrooms · 79 m² in size



Three-bedroom apartment in Carre d'Argent €470,000

Carre d'Argent · 3 bedrooms · 79 m² in size

