Four-bedroom apartment in Port

€935,000

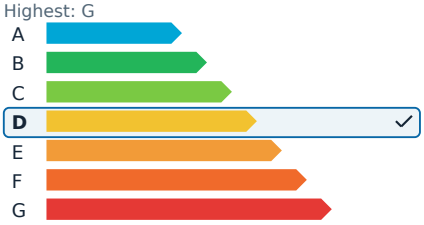
Port · 4 bedrooms · 136 m² in size

Key details

Surface area	**136 m²**
Bedrooms	**4**
Floor	**4th**
Lift	**Yes**
Outside space	**No**
Monthly charges	**€170 /mo**

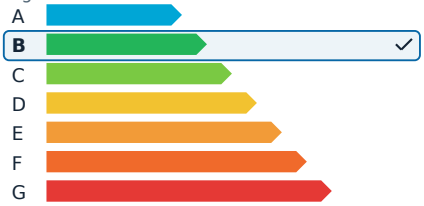
DPE (Energy) **D**

Lowest: A
Highest: G



GES (Emissions) **B**

Lowest: A
Highest: G



Description

This exquisite five-room apartment offers a blend of refined elegance and modern comfort in a prime location between the Port of Nice and Place Garibaldi. Enjoy unobstructed views of Place du Pin from this beautifully renovated residence, which boasts high-quality materials and spacious interiors, highlighted by ceilings over three meters high. The entrance leads to a generous living and dining area of 35 m², complete with a fireplace and large windows that flood the space with light and provide panoramic views extending to Mont Boron.

The independent, fully equipped kitchen is designed with contemporary style and functionality in mind. The night area includes four bedrooms, featuring two stunning suites with en-suite bathrooms and dressing rooms, an additional bathroom, and separate toilets. Sold furnished, the property combines the charm of traditional architecture with modern conveniences such as ducted air conditioning, double glazing, and meticulous finishes.

Located in the heart of Nice, this rare apartment is just steps away from tram lines 1 and 2, shops, schools, and the port, offering an exceptional living environment.

The apartment is part of a co-ownership of 12 lots. The monthly management cost is €177, and the annual share of the forecast budget is €2,040. The energy efficiency rating is class D, and the climate rating is class B. Agency fees are the responsibility of the seller, and there are no ongoing legal proceedings within the co-ownership.

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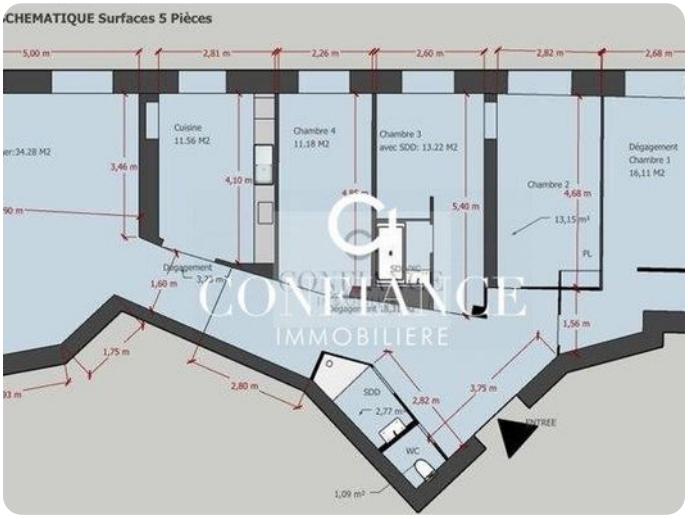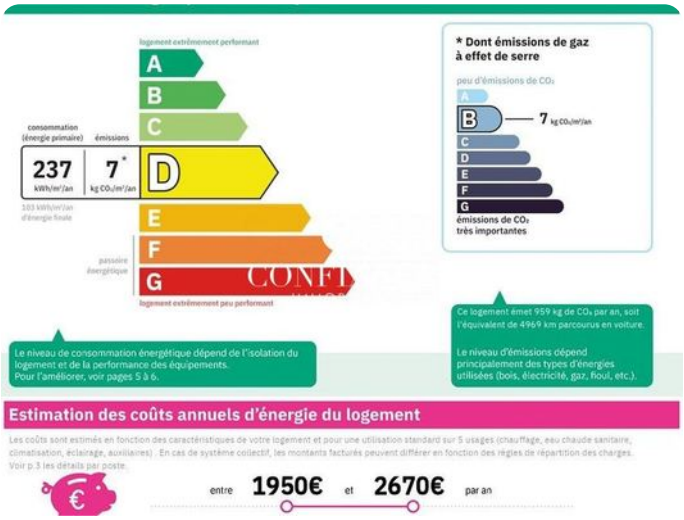
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