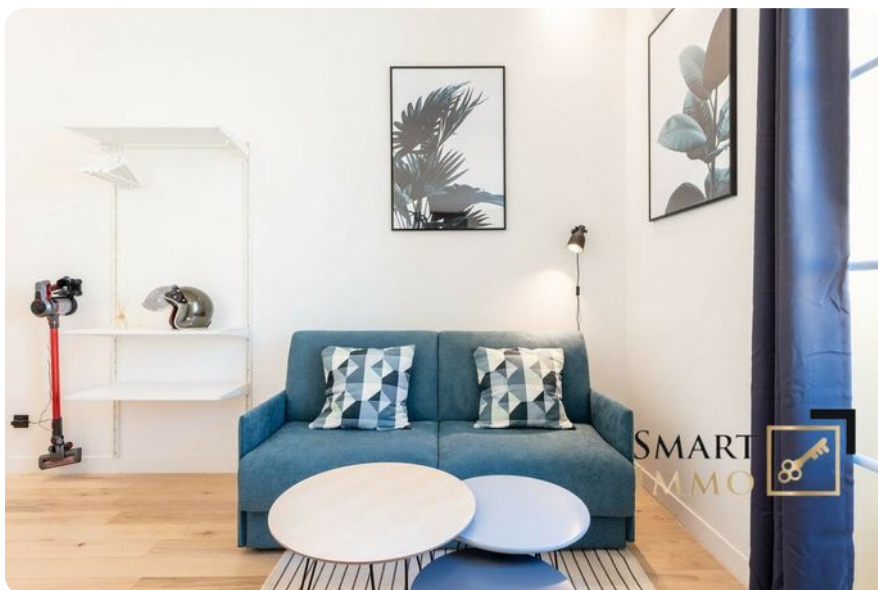


Studio apartment in Old Town

€159,000

Old Town · Studio · 16 m² in size



Description

This charming 16 m² studio is perfectly positioned on the second floor in the heart of the city, just a short walk from Place Garibaldi and the historic Old Nice. The space is filled with natural light, and the living room opens onto a small balcony offering a view of Place Garibaldi. The studio is cleverly designed to maximize every inch of space, featuring an entrance, an equipped kitchen that flows into the living area with a sofa bed, a bathroom, and a separate toilet. Fully furnished, this property is an excellent choice for either a traditional rental investment or as a seasonal getaway.

The seller is responsible for the agency fees. The property is part of a co-ownership with 10 lots. There are no ongoing legal proceedings. It has an energy efficiency rating of C and a climate class of B. The estimated annual energy expenditure for standard use is between €210.00 and €300.00 for the years 2021, 2022, and 2023, including subscriptions.

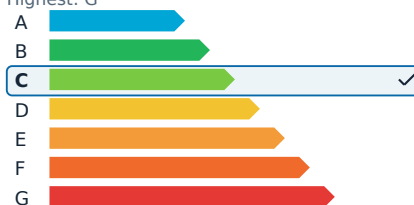
Key details

Surface area	16 m ²
Bedrooms	Studio
Floor	2nd
Lift	No
Outside space	Balcony

DPE (Energy)

C

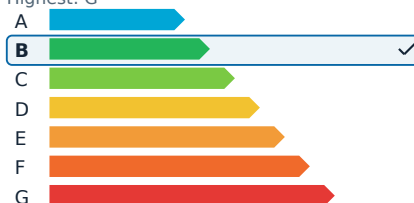
Lowest: A
Highest: G



GES (Emissions)

B

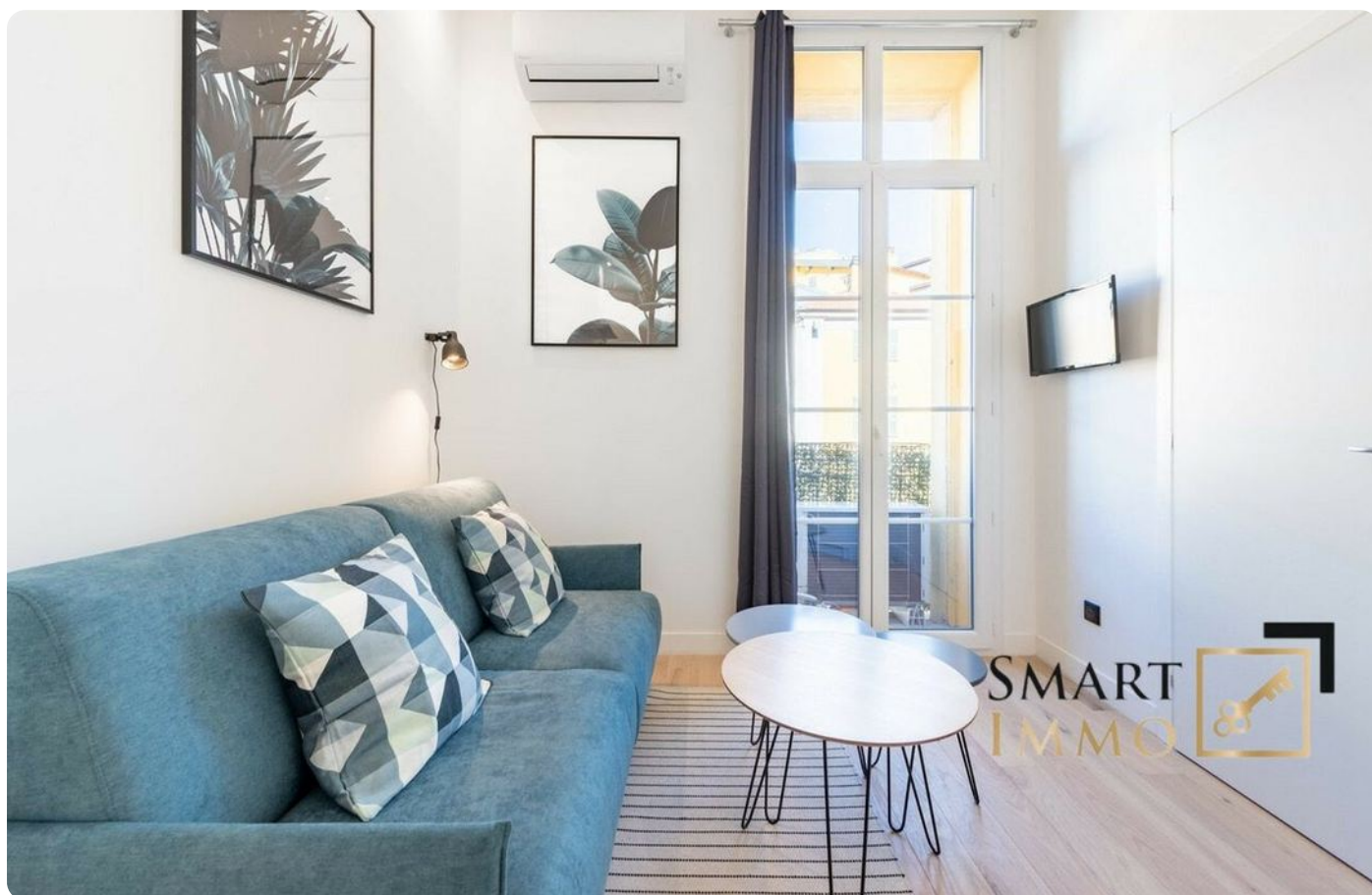
Lowest: A
Highest: G



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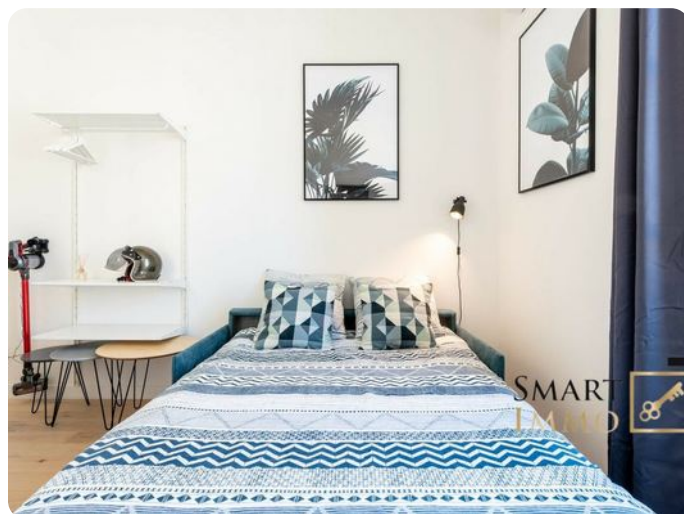
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