

APARTMENT - 4 PIÈCE(S) - 162 M<sup>2</sup>

1 400 000 €

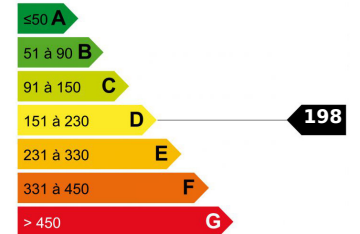


**DESCRIPTIF DETAILLE**

Ref : LF-9976

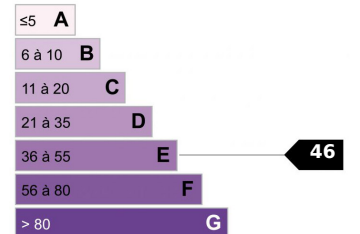
<b>Surface :</b>	162 M <sup>2</sup>	<b>Etage :</b>	5th
<b>Style immeuble :</b>	NC	<b>Exposition :</b>	South, West, North, East
<b>Etat :</b>	Requires renovation	<b>Vue :</b>	Sea, City
<b>Pièces(s) :</b>	4	<b>Chauffage :</b>	Radiator
<b>Chambre(s) :</b>	2	<b>Eau chaude :</b>	Individual
<b>Bains/Douches :</b>	1	<b>Parking(s) :</b>	NC
<b>Toilette(s) :</b>	NC	<b>Garage(s) :</b>	1
<b>Surface séjour :</b>	NC	<b>Cave :</b>	1
<b>Balcon(s) :</b>	NC	<b>Taxe foncière :</b>	NC
<b>Terrasse(s) :</b>	145 M <sup>2</sup>	<b>Charges :</b>	NC

Logement économe



Logement énergivore

Faible émission de GES



Forte émission de GES

NICE DOWN CIMIEZ : Sole agent. At 10 minutes of the center, in a nice residence, a penthouse of 162sqm on 2 levels, onto two terraces all together 364sqm, accessible from all main rooms and enjoying of a panoramic sea and town view. On the first level, it comprises of an entrance, a living-room and dining-room of 78sqm onto 145sqm of terrace south west facing, an independant kitchen, two shower-rooms, a toilet and a dressing (with possibility to create two ensuite bedroom at this level. Up, you will find a bedroom of 23 sqm and a shower-room of 7 sqm onto 219sqm of terrace with a barbecue where you will be able to admire the sunsets. Sold with a cellar and a garage. To renovate, this apartment is a great alternative to a villa. Agency fees of 5% included at the charge of the seller. Tour visit 360 available.

**PRESTATIONS :** Irrigation sprinkler, Barbecue, Outdoor lighting, Lift, Caretaker, Concierge, Sliding windows, Videophone