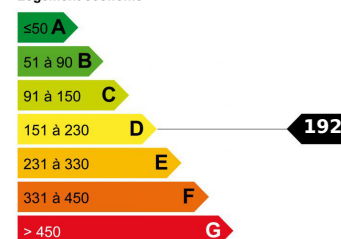


APARTMENT - 4 PIÈCE(S) - 141 M²

2 350 000 €

Logement économe



Logement énergivore

## DESCRIPTIF DETAILLE

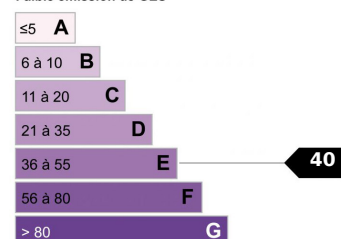
Ref : LF-10936

<b>Surface :</b>	141 M²	<b>Etage :</b>	3rd
<b>Style immeuble :</b>	Récent	<b>Exposition :</b>	South-west
<b>Etat :</b>	Excellent condition	<b>Vue :</b>	Panoramic
<b>Pièces(s) :</b>	4	<b>Chauffage :</b>	Central
<b>Chambre(s) :</b>	2	<b>Eau chaude :</b>	Collective
<b>Bains/Douches :</b>	2	<b>Parking(s) :</b>	NC
<b>Toilette(s) :</b>	1	<b>Garage(s) :</b>	1
<b>Surface séjour :</b>	64 M²	<b>Cave :</b>	1
<b>Balcon(s) :</b>	9 M²	<b>Taxe foncière :</b>	2 400,00 €
<b>Terrasse(s) :</b>	1 M²	<b>Charges :</b>	NC

NICE MONT BORON : Co-exclusivity. In a sought-after residence with a park, a semi-Olympic swimming pool and 24/24 security, overlooking the Baie des Anges. On an elevated floor, facing South/West with exceptional panoramic views of the Port of Nice, the castle hill and the sea in the background, superb 3/4 room apartment 141sqm with 20sqm terrace and refined high-quality services. The entrance leads to a living/dining room of 64sqm, a separate fully equipped kitchen, two en-suite bedrooms, a fitted laundry room and a guest toilet. All main rooms open onto a terrace or balcony. You will be charmed by the elegant atmosphere and the care given to the finishes. Cellar, garage and possibility to buy 2 parkings. Close to the Port area and shops. Agency fees of 5% included at the expense of the buyer.

**PRESTATIONS :** Double glazing, Electric awnings, Electric shutters, Irrigation sprinkler, Lift, Alarm system, Caretaker, Intercom, Security door, Condominium pool

Faible émission de GES



Forte émission de GES