

APARTMENT - 2 PIÈCE(S) - 52 M<sup>2</sup>

549 000 €



## DESCRIPTIF DETAILLE

Ref : LF-11132

|                         |                     |                        |                  |
|-------------------------|---------------------|------------------------|------------------|
| <b>Surface :</b>        | 52 M <sup>2</sup>   | <b>Etage :</b>         | 2nd              |
| <b>Style immeuble :</b> | Récent              | <b>Exposition :</b>    | North-west       |
| <b>Etat :</b>           | Excellent condition | <b>Vue :</b>           | City             |
| <b>Pièces(s) :</b>      | 2                   | <b>Chauffage :</b>     | Air-conditioning |
| <b>Chambre(s) :</b>     | 1                   | <b>Eau chaude :</b>    | NC               |
| <b>Bains/Douches :</b>  | 1                   | <b>Parking(s) :</b>    | NC               |
| <b>Toilette(s) :</b>    | 1                   | <b>Garage(s) :</b>     | NC               |
| <b>Surface séjour :</b> | 33 M <sup>2</sup>   | <b>Cave :</b>          | 1                |
| <b>Balcon(s) :</b>      | NC                  | <b>Taxe foncière :</b> | NC               |
| <b>Terrasse(s) :</b>    | 1 M <sup>2</sup>    | <b>Charges :</b>       | NC               |

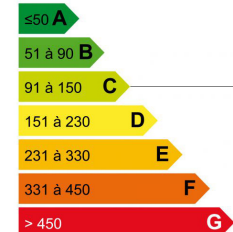
NICE COULEE VERTE/ GIOFFREDO : In a secure luxury building with caretaker, one-bedroom apartment of 52 m<sup>2</sup> with air conditioning, completely renovated and comfortably furnished with quality materials. Living room with open kitchen opening onto the 9 m<sup>2</sup> balcony, bedroom with dressing room, shower room and separate toilet. Cellar.

In the heart of the city center, close to Old Nice, the Promenade des Anglais and the tramway, this apartment is ideal for city lovers.

Agency fees included at the seller's expense.

**PRESTATIONS :** Air-conditioning, Double glazing, Electric shutters, Lift, Intercom, Caretaker

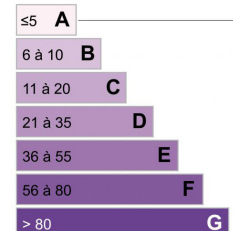
## Logement économe



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## Logement énergivore

## Faible émission de GES



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## Forte émission de GES