

APARTMENT - 3 PIÈCE(S) - 128 M<sup>2</sup>

1 890 000 €

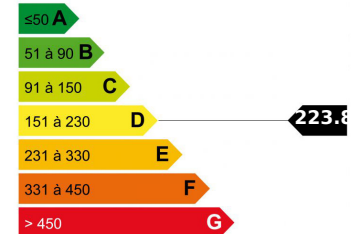


DESCRIPTIF DETAILLE

Ref : MM-11158

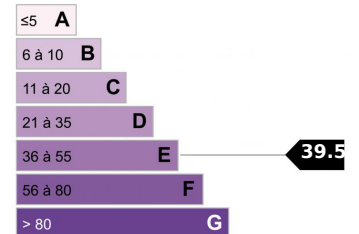
<b>Surface :</b>	128 M <sup>2</sup>	<b>Etage :</b>	Top floor
<b>Style immeuble :</b>	Néo-classicisme	<b>Exposition :</b>	South-west
<b>Etat :</b>	Good condition	<b>Vue :</b>	Panoramic
<b>Pièces(s) :</b>	3	<b>Chauffage :</b>	Radiator
<b>Chambre(s) :</b>	2	<b>Eau chaude :</b>	Individual
<b>Bains/Douches :</b>	2	<b>Parking(s) :</b>	NC
<b>Toilette(s) :</b>	NC	<b>Garage(s) :</b>	NC
<b>Surface séjour :</b>	NC	<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

Logement économe



Logement énergivore

Faible émission de GES



Forte émission de GES

NICE MONT BORON : In a dominant position, 10 minutes walk from the sea and 300 meters from public transport, magnificent 128sqm Penthouse with two terraces 88sqm and 16sqm enjoying an exceptional view of the sea.

Located on the 2nd and last floor of a building with porticos, colonnades and terraces, built in 1863 on a plot of 3,000sqm, this exceptional apartment is distinguished by a large living room of 42sqm opening onto an 87sqm open-air terrace, an open kitchen opening onto a second terrace of 16sqm with panoramic sea view.

The night side accommodates a master bedroom with dressing room and shower room opening onto the large terrace, a second bedroom with sea view, bathroom and separate toilet.

A 13sqm service room with shower & toilet, a cellar and outdoor parking complete this rare property.

An old building with majestic common areas and planned to be renovated, an apartment with a

Agence NP Promenade

2, rue Halévy - Le Ruhl

06000 Nice

Tél : +33 (0)4 92 07 09 50

Email : [info@nice-properties.fr](mailto:info@nice-properties.fr)

beautiful high ceiling and 2 terraces, maximum sunshine and an absolutely unforgettable view make it an exceptional property, unique and rare on the market.

Agency fees of 5% included at the seller's expense.

**PRESTATIONS :** Internet, Window shade, Irrigation sprinkler, Condominium garden, Optical fiber, Intercom, Fireplace, Outdoor lighting, Security door