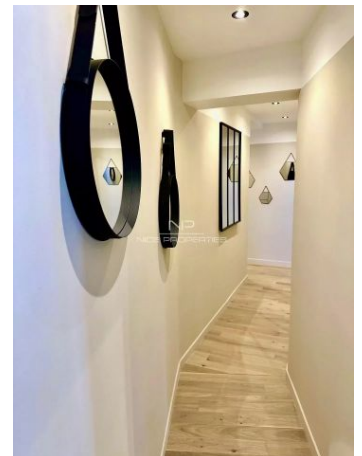


APARTMENT - 3 PIÈCE(S) - 41.01 M²

244 000 €



Surface :	41.01 M ²
Style immeuble :	Récent contemporain
Etat :	Excellent condition
Pièces(s) :	3
Chambre(s) :	1
Bains/Douches :	1
Toilette(s) :	NC
Surface séjour :	NC
Balcon(s) :	NC
Terrasse(s) :	NC

Etage :	1st
Exposition :	North
Vue :	Slight
Chauffage :	Air-conditioning
Eau chaude :	Individual
Parking(s) :	NC
Garage(s) :	NC
Cave :	NC
Taxe foncière :	NC
Charges :	NC

NICE MAGNAN PROMENADE : Ideally located right next to the tram, close to shops and restaurants, and a 2 minute walk from the beach, in a pretty 2-storey "Niçoise" house, this sublime 41 sqm 2/3-room apartment combines comfort and practicality.

With a good layout, on the first floor, it comprises a living room with an open-plan fitted kitchen, a bedroom, a bathroom with a toilet and a sleeping area (2nd bedroom or office).

It offers a modern renovation with parquet floors, air conditioning, double glazing, and beautiful custom-made furniture at a small extra cost.

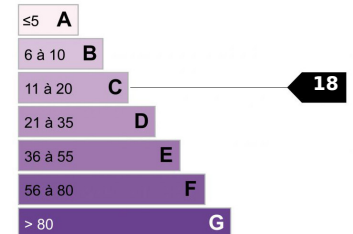
Low co-ownership fees, ideal as pied-à-terre or rental investment.

Agency fees included and payable by the seller.

PRESTATIONS : Air-conditioning, Double glazing, PVC window, Intercom, Internet, Optical fiber

Logement économe

Faible émission de GES



Forte émission de GES