

APARTMENT - 3 PIÈCE(S) - 39 M²

530 000 €



DESCRIPTIF DETAILLE

Ref : MSE-11374

Surface :	39 M ²	Etage :	2nd
Style immeuble :	MODERNE	Exposition :	West
Etat :	Excellent condition	Vue :	Unobstructed
Pièces(s) :	3	Chauffage :	Air-conditioning
Chambre(s) :	1	Eau chaude :	Individual
Bains/Douches :	2	Parking(s) :	NC
Toilette(s) :	NC	Garage(s) :	NC
Surface séjour :	NC	Cave :	NC
Balcon(s) :	NC	Taxe foncière :	870,00 €
Terrasse(s) :	NC	Charges :	NC

NICE CITY CENTER / GOLDEN SQUARE: Superb 2/3-room apartment located on Avenue de Suède, one of Nice's most iconic and sought-after addresses, just steps from the sea, in a decidedly international setting, surrounded by a prestigious hotel and luxury boutiques.

On the 2nd floor, the property benefits from absolute tranquility, overlooking an interior courtyard, as well as a west-facing exposure offering pleasant natural light. This 47 sq m (Carrez Law) 2/3-room apartment, fully renovated, offers high-end amenities and a perfectly designed layout. It comprises an elegant living room with an open-plan kitchen, a first shower room, and a mezzanine (Carrez Law) incorporating the sleeping area and a second shower room.

The apartment can accommodate up to 4 people. Features include: complete renovation, quality materials, double glazing, air conditioning, and meticulous finishes. A rare property, ideal as a prestigious pied-à-terre, primary residence, or secure investment property. Agency fees of 5% included, payable by the seller.

PRESTATIONS : Air-conditioning, Double glazing, Furnished, Lift

