Agence NP Promenade

2, rue Halévy - Le Ruhl
06000 Nice
Tél : +33 (0)4 92 07 09 50
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APARTMENT - 3 PIÈCE(S) - 77 M²

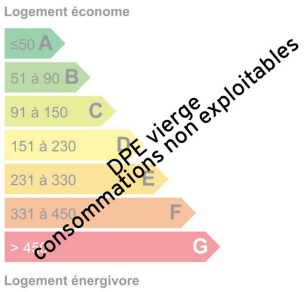
595 000 €

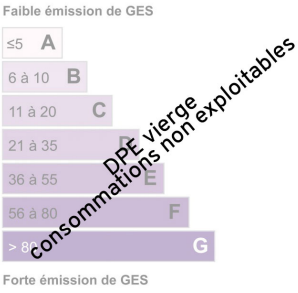












Surface :	77 M²	**Etage :**	Garden level
Style immeuble :	Moderne	**Exposition :**	South-east
Etat :	Good condition	**Vue :**	Unobstructed
Pièces(s) :	3	**Chauffage :**	Radiator
Chambre(s) :	2	**Eau chaude :**	Individual
Bains/Douches :	1	**Parking(s) :**	NC
Toilette(s) :	1	**Garage(s) :**	1
Surface séjour :	NC	**Cave :**	1
Balcon(s) :	NC	**Taxe foncière :**	1 900,00 €
Terrasse(s) :	1 M²	**Charges :**	NC

NICE / Bld MONTREAL: Located in a small residence of 16 apartments, well-maintained and sought after, a few steps from shops and amenities, school, come and discover this beautiful 3-room apartment of 77 m², enjoying a panoramic view of Nice, the mountains and the sea in the background.

The entrance leads to a rotonde living room, a fully equipped separate kitchen, two bedrooms, a bathroom, a large dressing room and separate toilets.

The main rooms have access to a circular terrace of 78 m2 facing East and South, which itself overlooks a private garden of 36 m2 facing East.
Nestled in greenery, the swimming pool also awaits you. Cellar.

Possibility to buy a garage in plus.

Fees included paid by the seller.

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The information on the risks to which this property is exposed is available on the georisks.gouv.fr website.

PRESTATIONS : Double glazing, Window shade, Electric shutters, Irrigation sprinkler, Outdoor lighting, Lift, Intercom, Condominium pool