

APARTMENT - 4 PIÈCE(S) - 150.55 M²

1 295 000 €



DESCRIPTIF DETAILLE

Ref : 87252145

Surface :	150.55 M²	Etage :	Top floor
Style immeuble :	NIÇOIS	Exposition :	South
Etat :	Excellent condition	Vue :	Unobstructed
Pièces(s) :	4	Chauffage :	Air-conditioning
Chambre(s) :	3	Eau chaude :	Individual
Bains/Douches :	3	Parking(s) :	NC
Toilette(s) :	NC	Garage(s) :	NC
Surface séjour :	NC	Cave :	1
Balcon(s) :	NC	Taxe foncière :	2 320,00 €
Terrasse(s) :	NC	Charges :	NC

NICE CENTER / CARRÉ D'OR : Discover an exceptional address in Nice, just steps away from the sea and prestigious shops. Situated on the top floor—accessible by elevator—of a secure niçois building, this great 155 m² apartment offers a lifestyle that combines a prime location with great practicality.

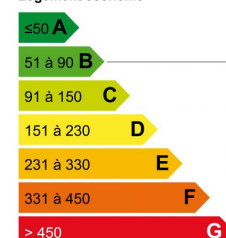
Boasting a superb south-facing aspect, this light-filled property stands out for its spacious layout and generous ceiling heights. The living area, featuring a vast double living room and a high-end open-plan kitchen, is perfect for entertaining and family gatherings. Practical needs are well met, with a separate laundry room and ample storage space.

The well-designed sleeping area comprises three large bedrooms with walk-in closets, along with two shower rooms (with toilets) and a bathroom (with toilet). The entire apartment is in very good condition and fully air-conditioned, offering modern comfort while preserving timeless, classic charm.

A cellar completes this rare property. A unique opportunity to experience the excellence of Nice's "Carré d'Or."

Agency fees of 6% included, payable by the seller.

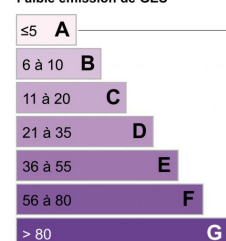
Logement économe



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Logement énergivore

Faible émission de GES



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Forte émission de GES

Agence NP Masséna

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PRESTATIONS : Air-conditioning, Double glazing, PVC window, Fire alarm system, Lift, Optical fiber, Digicode, Intercom, Security door