1 room in Carre d'Argent

€345,000

Carre d'Argent · 1 room · 27 m² in size



Key details

Surface area	**27 m²**
Rooms	**1**
Floor	**2nd**
Lift	**Yes**
Annual charges	**€895 /yr**

DPE (Energy) **C**

Lowest: A
Highest: G

A	
B	
C ✓	
D	
E	
F	
G	

GES (Emissions) **A**

Lowest: A
Highest: G

A ✓	
B	
C	
D	
E	
F	
G	

Description

This 28 m² studio apartment offers a comfortable living space with a balcony that provides an open view. It is situated on an upper floor of a notable building with a concierge service, right in the heart of the city. The location is highly sought after, directly facing the Coulée Verte and just a short walk from Place Masséna, the tramway, shops, and the sea. The apartment has been fully renovated with high-quality finishes and includes an entrance hall with storage, a bright living area opening onto the balcony, a fully equipped kitchen, and a bathroom with a toilet. It features air conditioning and double-glazed windows, ensuring comfort throughout the year. The area offers a convenient lifestyle where everything is within walking distance, making it an ideal pied-à-terre or a highly promising investment opportunity, with seasonal rentals permitted. This is a property worth visiting without delay.

The estimated annual energy costs for standard use range between €350 and €520, including subscriptions, based on the years 2021, 2022, and 2023.

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