1 room in Old Town

€239,000

Old Town · 1 room · 25 m² in size



Key details

Surface area	**25 m²**
Rooms	**1**
Floor	**1st**

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

In the heart of Vieux Nice, just steps from Place Garibaldi, is a charming studio apartment measuring 23.59 square meters. This studio has been fully renovated in a tasteful neo-Provencal style. It is located on the first floor of a building without an elevator. The layout includes an entryway with optimized storage, a bathroom featuring a genuine Italian shower, and a living area with a well-equipped kitchen and cleverly arranged storage spaces. Double glazing enhances daily comfort.

This property is ideally positioned close to shops, public transport, the tramway, and bus services, making it a sought-after location in a lively and historic district. It is perfect as a pied-à-terre in Nice or as a rental investment, offering a privileged living environment near all necessary amenities. Seasonal rentals are also an option, subject to current regulations.

The building comprises 15 lots. The annual charges amount to 420 euros. Estimated annual energy costs for the apartment range between 470 and 690 euros.

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