

Two-bedroom apartment in Musicians Quarter €318,000

Musicians Quarter · 2 bedrooms · 66 m² in size



Description

This charming three-room apartment is perfectly situated in the vibrant Musicians district of Nice, offering an excellent opportunity for investors, professionals, or those seeking a pied-à-terre in the city. Just steps away from Boulevard Gambetta and the city center, the location provides easy access to the tramway and is a mere ten-minute walk from the famous Promenade des Anglais and its beautiful beaches. The area is bustling with shops and restaurants, making it a convenient and lively place to reside.

The apartment is housed in a beautiful character building and features a spacious layout. Upon entering, you are greeted by a large entryway with ample storage. The property includes two generous separate rooms, a kitchen area, and an additional space that can serve as a study or dressing room. There are separate toilet facilities, and the apartment offers the potential for reconfiguration to suit various projects.

The agency fees are the responsibility of the seller.

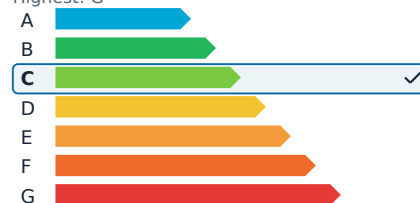
Key details

Surface area	66 m ²
Bedrooms	2
Floor	1st
Lift	No
Outside space	No

DPE (Energy)

C

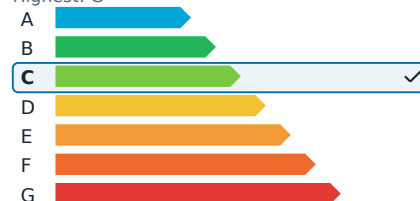
Lowest: A
Highest: G



GES (Emissions)

C

Lowest: A
Highest: G



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Chaque pièce au sens Loi Carrez :

	Superficie privative au sens Carrez	Surface au
	16,59	16,59
	1,71	1,71
	6,92	6,92
	3,97	3,97
	12,44	12,44
	23,64	23,64

Lot(s) :

Surface totale : 65,27 m² (soixante-cinq mètres carrés)

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