2 rooms in Carre d'Argent

€385,000

Carre d'Argent · 2 rooms · 45 m² in size

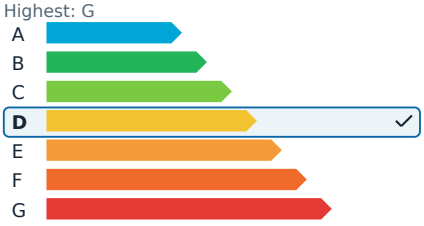


Key details

Surface area	**45 m²**
Rooms	**2**
Floor	**5th**
Lift	**Yes**
Balcony	**Yes**

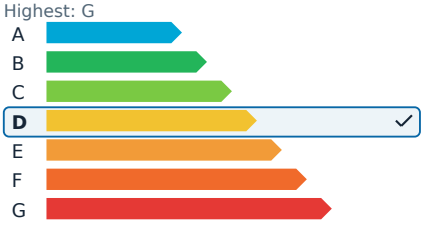
DPE (Energy) **D**

Lowest: A
Highest: G



GES (Emissions) **D**

Lowest: A
Highest: G



Description

Discover this charming 44 m² two-room apartment, perfectly positioned in the heart of Nice on the prestigious boulevard Dubouchage. Situated on the 5th floor of a beautifully maintained and recently renovated bourgeois building from the 1900s, this property offers both character and convenience. The apartment features an inviting entrance with storage, a living room of over 15 m² that opens onto a pleasant southeast-facing balcony, ensuring ample natural light throughout the day. The independent kitchen is fully equipped, while the spacious 14 m² bedroom includes built-in storage and its own balcony. A bathroom with toilets completes the layout. The apartment boasts high ceilings and offers unobstructed views of the Niçoise hills, ensuring privacy with no overlooking neighbors.

The prime location is just steps away from Place Masséna, Avenue Jean Médecin, the Coulée Verte, and an array of shops, restaurants, and tram services, providing easy access to all urban amenities. This setting allows you to enjoy a privileged urban lifestyle within a quality environment.

Monthly co-ownership charges are very low at 100 €/month, including heating. Agency fees are the responsibility of the seller.

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