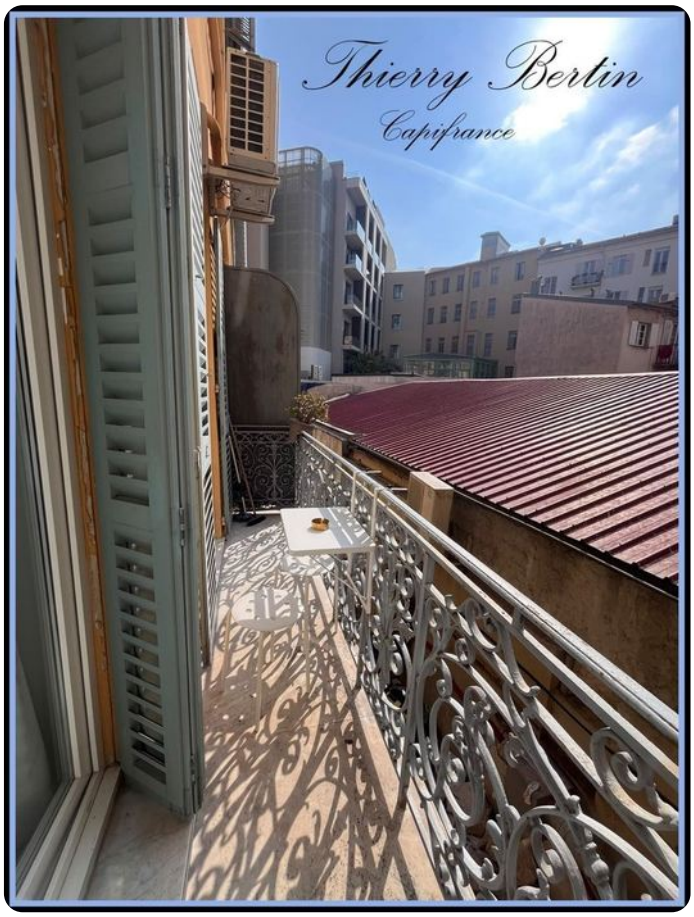
2 rooms in Carre d'Argent

€325,000

Carre d'Argent · 2 rooms · 38 m² in size



Key details

Surface area	**38 m²**
Rooms	**2**
Floor	**1st**
Balcony	**Yes**
Terrace	**Yes**
Annual charges	**€1,200 /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

In the heart of the prestigious Carré d'Or, this bright and tranquil two-room apartment offers a serene living environment in a pedestrian zone. The property spans 38 square meters and has been elegantly renovated, providing a prime location just a few minutes' walk from the sea, Place Masséna, and the most sought-after

restaurants and shops in Nice.

The apartment features a pleasant living area with a living room, dining space, and a fully equipped open kitchen. It includes a lovely bedroom with a built-in closet, a shower room, and a separate toilet. The apartment is sold furnished, adding convenience for the new owner. A balcony and a terrace enhance the living space, offering additional outdoor enjoyment.

This property is ideally suited for a secondary residence or a quality rental investment, with seasonal renting permitted and excellent rental yield potential. It is a rare opportunity in the heart of Nice, not to be missed.

The co-ownership consists of 20 lots. The average annual share of charges is 1,200€, or 100€ per month. Agency fees are the responsibility of the seller.

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