2 rooms in Carre d'Argent

€318,000

Carre d'Argent · 2 rooms · 31 m² in size

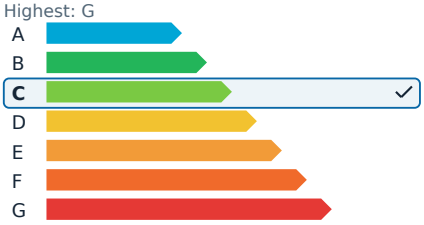


Key details

Surface area	**31 m²**
Rooms	**2**
Floor	**7th**
Lift	**Yes**
Terrace	**Yes**
Annual charges	**€2,289 /yr**

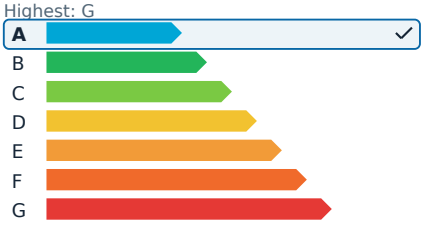
DPE (Energy) **C**

Lowest: A
Highest: G



GES (Emissions) **A**

Lowest: A
Highest: G



Description

This charming two-room apartment offers a serene retreat in the heart of Nice, located on the seventh floor of the prestigious Donatello residence. The building boasts a secure, well-maintained environment with a dedicated caretaker, ensuring peace of mind for its residents. The property is in excellent condition and features a delightful terrace, providing a rare opportunity to enjoy outdoor space in the bustling city center while maintaining absolute tranquility.

The address is highly sought after, and the elevated position of the apartment enhances its appeal, making it an ideal choice for a primary residence, a pied-à-terre, or a valuable investment property. The central location offers convenient access to the vibrant amenities and attractions of Nice, yet the apartment remains a

peaceful haven away from the city's hustle and bustle.

Agency fees are covered by the seller. The property is part of a co-ownership consisting of 424 lots. The average annual share of the budget is €2,289. There are no ongoing legal proceedings. The apartment has an energy efficiency rating of C and a climate rating of A, with estimated annual energy costs ranging from €474 to €642, including subscriptions, for the years 2021, 2022, and 2023.

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