2 rooms in Carre d'Argent

€285,000

Carre d'Argent · 2 rooms · 29 m² in size



Key details

Surface area	**29 m²**
Rooms	**2**
Floor	**2nd**
Lift	**Yes**
Cellar	**Yes**

DPE (Energy) **D**

Lowest: A
Highest: G

A
B
C
D ✓
E
F
G

GES (Emissions) **D**

Lowest: A
Highest: G

A
B
C
D ✓
E
F
G

Description

This elegant two-room apartment is located on Boulevard Dubouchage, within a prestigious residence featuring a caretaker and an elevator. The property has been meticulously renovated, showcasing high-quality finishes. With its southeast exposure, the apartment enjoys abundant natural light throughout the day and offers a pleasant view of the tree-lined boulevard. The living room, equipped with reversible air conditioning, and the bright bedroom create a harmonious interior space.

Designed for comfortable and practical daily living, the apartment features a particularly functional layout. The fully equipped kitchen seamlessly integrates into the living area, while the reversible air conditioning ensures comfort in every season. Built-in closets provide ample storage space, and there is an additional storage room on the top floor. The prime location allows for easy walking access to Place Masséna, Old Nice, and the beaches, with two tram lines, the SNCF train station, and various amenities in close proximity.

The property is available optionally furnished, combining quality features, a sought-after address, and everyday convenience in the heart of Nice.

The apartment is part of a co-ownership with 104 lots. The annual charges amount to €1,200. The agency fees are entirely covered by the seller. The energy efficiency rating is Class D for both energy and climate, with estimated annual energy expenses ranging from €420 to €660 for the years 2021, 2022, and 2023. There are no ongoing legal proceedings within the co-ownership.

2 rooms in Carre d'Argent

€285,000

Carre d'Argent · 2 rooms · 29 m² in size





2 rooms in Carre d'Argent

€285,000

Carre d'Argent · 2 rooms · 29 m² in size









