2 rooms in Musicians Quarter

€385,000

Musicians Quarter · 2 rooms · 46 m² in size



Key details

Surface area	**46 m²**
Rooms	**2**
Floor	**3rd**
Lift	**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

In the vibrant Musiciens district of Nice, on Rue Berlioz, this charming 46 m² apartment is part of a beautiful Art Deco building equipped with an elevator. It is perfectly positioned near Boulevard Victor Hugo and the tramway, offering easy access to a range of amenities.

The apartment features an entrance that leads to a living room with a south-facing balcony, a separate kitchen, one bedroom, and a bathroom. It also includes a cellar for additional storage. With plenty of natural light and a cross-ventilated layout, the space offers potential for modern updates. There is also the possibility of converting it into a small three-room apartment. A video tour is available upon request.

This property is an ideal choice for a primary residence, a pied-à-terre, or a rental investment.

Agency fees are included and are the responsibility of the seller.

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