2 rooms in Musicians Quarter

€208,000

Musicians Quarter · 2 rooms · 39 m² in size

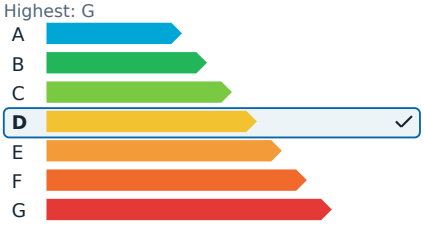


Key details

Surface area	**39 m²**
Rooms	**2**
Floor	**1st**
Annual charges	**€500 /yr**

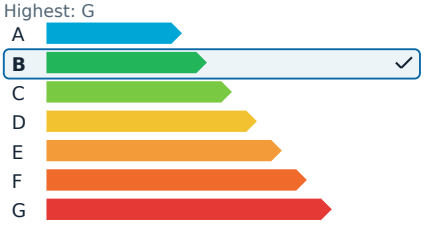
DPE (Energy) **D**

Lowest: A
Highest: G



GES (Emissions) **B**

Lowest: A
Highest: G



Description

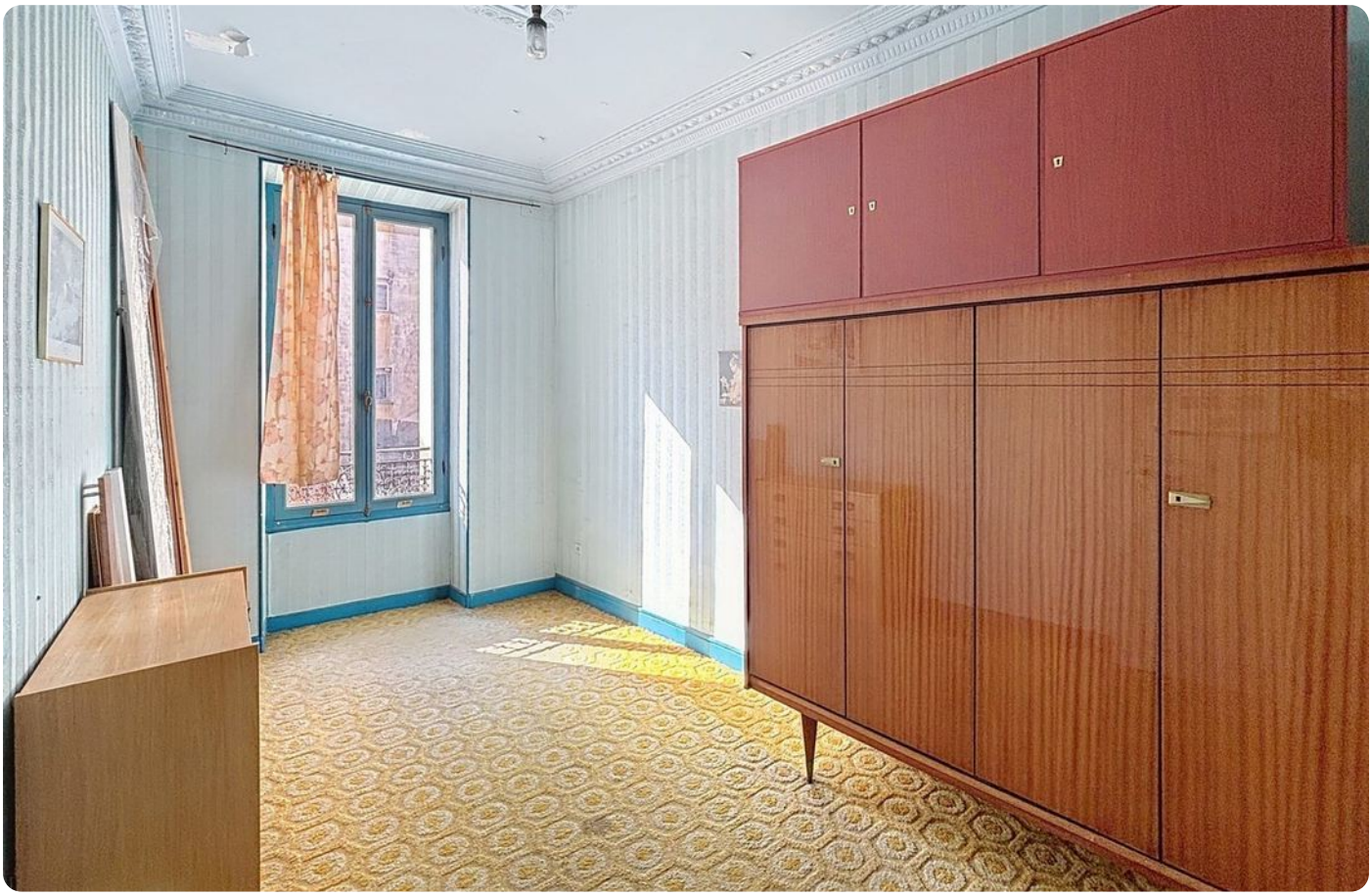
This charming two-room apartment is located on the first floor of a small condominium in the vibrant flower district, just a short distance from the famous Promenade des Anglais. The apartment is a blank canvas, ready to be completely renovated to suit your personal style and needs. It features a cross-layout that allows for ample natural light and ventilation. The building has low charges, and there is an option to rent a parking space nearby, adding convenience to city living.

The seller will cover the agency fees. The condominium consists of 9 lots, with an average share of the forecast budget at €500 per year. There are no ongoing legal proceedings. The apartment has been rated with an energy class D and a climate class B, with estimated annual energy costs ranging from €760 to €1030 for standard use, including subscriptions.

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