2 rooms in Old Town

€260,000

Old Town · 2 rooms · 51 m² in size

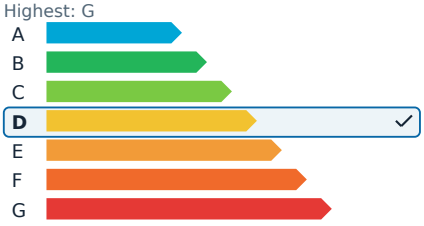


Key details

Surface area	**51 m²**
Rooms	**2**
Floor	**2nd**
Lift	**Yes**
Annual charges	**€840 /yr**

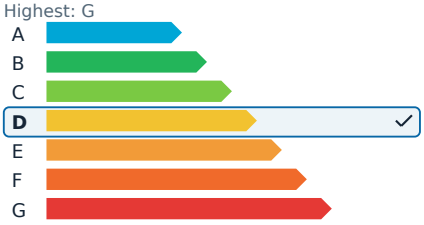
DPE (Energy) **D**

Lowest: A
Highest: G



GES (Emissions) **D**

Lowest: A
Highest: G



Description

In the heart of Nice, this 51 m² two-room apartment on the second floor offers a peaceful retreat within a well-maintained building on Boulevard Jean-Jaurès. The apartment features an entrance hall, a living room, an independent kitchen, a bedroom, a shower room, and separate toilets. With some refreshing work, this property holds great potential, making it suitable for both a primary residence and a rental investment. Additionally, the option to conduct a professional practice from home adds another layer of appeal.

The location is highly advantageous, with the tramway right at the doorstep and a variety of cafés, restaurants, and food shops nearby. The vibrant areas of Vieux-Nice and the Coulée Verte are just a short walk away, offering a blend of cultural and recreational opportunities.

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