2 rooms in Old Town

€354,500

Old Town · 2 rooms · 51 m² in size

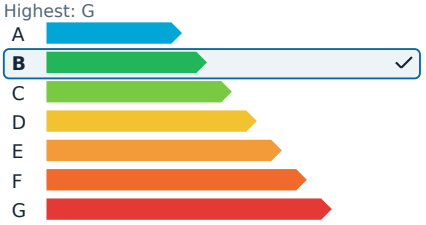


Key details

Surface area	**51 m²**
Rooms	**2**
Floor	**2nd**

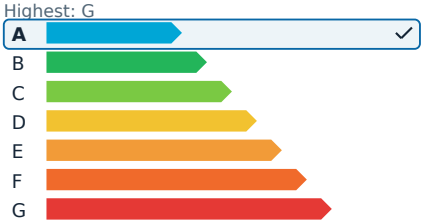
DPE (Energy) **B**

Lowest: A
Highest: G



GES (Emissions) **A**

Lowest: A
Highest: G



Description

This charming two-room apartment is located in the highly sought-after district of Vieux Nice. Recently renovated, this 51m² space offers a quiet and cozy atmosphere on the second floor of a historic five-story building. The apartment is surrounded by a vibrant environment filled with shops, restaurants, and easy access to public transportation, all within the heart of the historic center.

The apartment features a spacious 24 m² living room and a 7 m² fully equipped kitchen. The sleeping area is described as magical, providing a comfortable retreat. The property is ideally situated less than 300 meters from the sea, making it a prime location for enjoying the authentic charm and vibrant ambiance of Vieux Nice. This apartment presents an excellent opportunity for a primary residence, a pied-à-terre, or a lucrative investment, with potential rental yields close to 10% per year.

The sale price of the property is €354,500, which includes agency fees of 4%.

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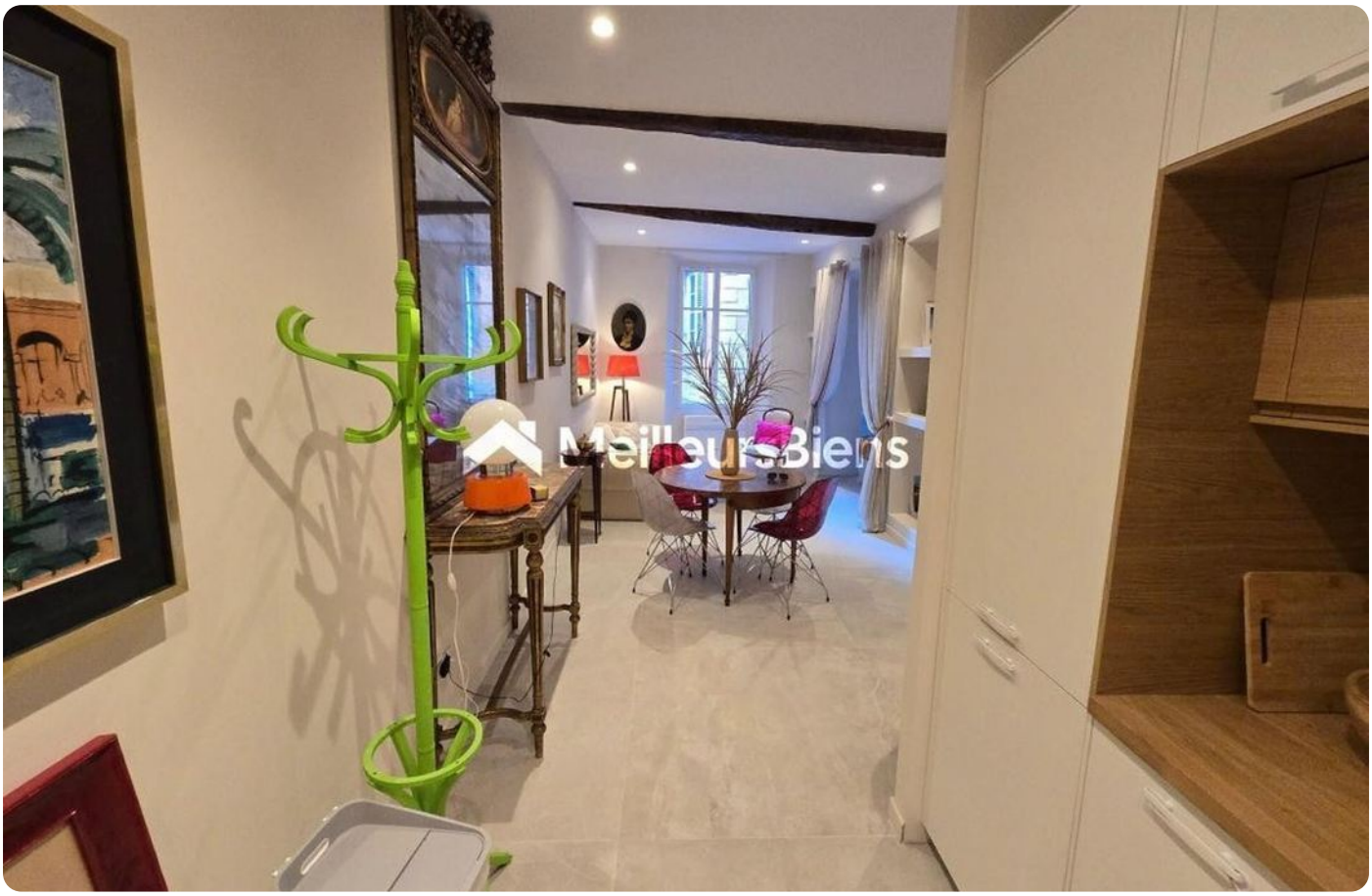



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