2 rooms in Port

€249,000

Port · 2 rooms · 30 m² in size



Description

Discover a beautifully renovated two-room apartment on the fourth floor of a charming Niçois building. This inviting space features a living room with a fully equipped kitchen, a bedroom with ample storage, and a modern bathroom with a WC. The apartment also boasts a balcony, providing a perfect spot to relax. Equipped with reversible air conditioning, this home offers comfort throughout the year.

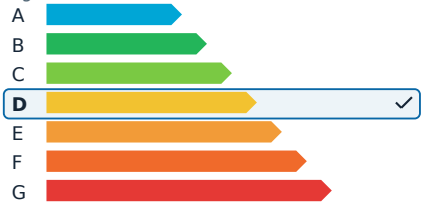
The building itself is undergoing significant renovations, including updates to the communal areas and facade, with all costs already covered. This adds tremendous value to the property. Located just steps away from the port, Place Garibaldi, and the tramway, the apartment is surrounded by shops and restaurants in a trendy area that has benefitted from urban enhancements. It is an ideal choice for a first-time buyer or as a highly attractive rental investment.

Key details

Surface area	**30 m²**
Rooms	**2**
Floor	**4th**
Lift	**Yes**
Balcony	**Yes**
Terrace	**Yes**
Annual charges	**€1,000 /yr**

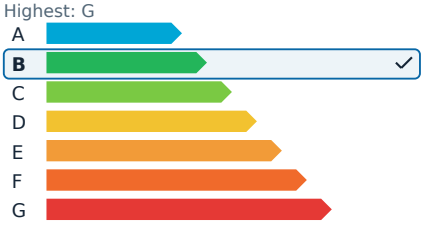
DPE (Energy) **D**

Lowest: A
Highest: G



GES (Emissions) **B**

Lowest: A
Highest: G



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