3 rooms in Carre d'Argent

€890,000

Carre d'Argent · 3 rooms · 90 m² in size



Key details

Surface area	**90 m²**
Rooms	**3**
Lift	**Yes**
Balcony	**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

Discover a remarkable apartment just steps away from Place Masséna, the Coulée Verte, and the charming Old Town of Nice. This beautifully renovated three-room residence is located on the top floor of a stunning bourgeois building that has recently been restored. The apartment offers a bright and airy 90 square meters of living space with a triple exposure, providing unobstructed views of the picturesque hills of Nice. A continuous 11-square-meter balcony connects all the rooms, enhancing the flow of the interior space.

Inside, you'll find an inviting entryway with ample storage, leading to a spacious living and dining area of over 50 square meters. The open-plan kitchen is fully equipped and even includes a wine cellar. Large windows and sliding glass doors open onto the west-facing balcony, allowing natural light to flood the space. The apartment features two generously sized bedrooms, measuring 16 square meters and 12 square meters, both with built-in closets and access to the east-facing balcony. The property also includes a large shower room with a toilet and an additional separate toilet. The high ceilings and generous proportions of the rooms are sure to impress, and the entire apartment benefits from air conditioning. Additional features include a large cellar and an 8-square-meter attic space. The building requires no additional work.

Monthly management costs are 300€, covering cold water, heating, elevator, and maintenance of common areas. The property tax is 1,500€, and the agency fees are the responsibility of the seller.

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