3 rooms in Carre d'Argent

€330,000

Carre d'Argent · 3 rooms · 52 m² in size



Key details

Surface area	**52 m²**
Rooms	**3**
Floor	**1st**
Lift	**Yes**
Annual charges	**€1,356 /yr**

DPE (Energy) **F**

Lowest: A
Highest: G

A
B
C
D
E
F ✓
G

GES (Emissions) **C**

Lowest: A
Highest: G

A
B
C ✓
D
E
F
G

Description

This charming 53 m² three-room apartment is situated on the first floor of a 1940s building, perfectly positioned at 21 bis rue Alberti, right in the heart of Nice. Despite its central location, the apartment offers absolute tranquility, as it faces an interior courtyard, ensuring plenty of natural light without any overlooking neighbors. The layout includes a living room, an open-plan kitchen connected to the entrance, two bedrooms, and a bathroom. Ready to move into, the apartment also presents an opportunity for modernization to fully unlock its potential.

This property is an excellent choice for both a primary residence and a rental investment. Previously rented out this year for 1,500 EUR per month excluding charges under a furnished lease, it is now offered vacant. The building's eligibility for short-term rentals further enhances its profitability potential.

For details on any risks associated with this property, please visit the Géorisques website at

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