3 rooms in Carre d'Or

€795,000

Carre d'Or · 3 rooms · 70 m² in size

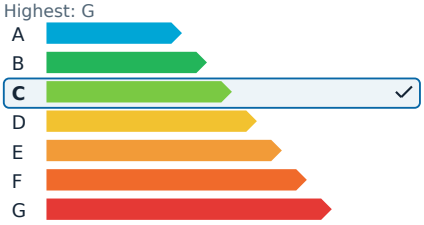


Key details

Surface area	**70 m²**
Rooms	**3**
Floor	**4th**
Lift	**Yes**
Terrace	**Yes**
Annual charges	**€2,064 /yr**

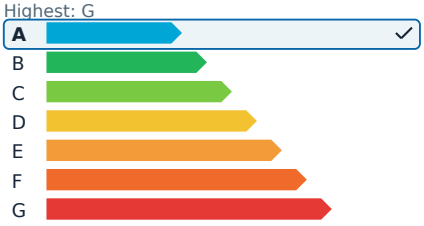
DPE (Energy) **C**

Lowest: A
Highest: G



GES (Emissions) **A**

Lowest: A
Highest: G



Description

In the highly sought-after Carré d’Or area, on Avenue Baquis and just steps from Boulevard Victor Hugo, this apartment enjoys a prime location only 500 meters from the sea, the iconic Promenade des Anglais, and Tram Line 2, which provides direct connections from the port to the airport.

Set within a renowned modern luxury residence featuring a concierge and elegant common areas adorned with Carrara marble, this superb 70 m² three-room apartment is a standout. It extends onto a pleasant 12 m² west-facing terrace and is situated on the fourth floor. Currently undergoing a comprehensive and luxurious renovation by an interior architect, the design emphasizes refined contemporary elements, enhanced by a palette of cream tones and light beige woodwork.

The apartment offers high-end features, including herringbone-patterned solid wood flooring and a ducted reversible air conditioning system integrated into the false ceilings throughout all rooms. It is sold fully furnished, with custom-made equipment and furniture carefully selected for quality.

The layout includes a functional entrance with custom storage space, a bright living room that opens widely onto the terrace, and a stylish kitchen in light beige tones that is fully fitted and equipped, seamlessly integrated into the living area. A hallway transitions to the sleeping quarters, where a sumptuous master suite opens to the outside, complete with a fitted dressing area and an elegant private Italian-style shower room with a toilet. The second bedroom comes with closets and its own shower room and toilet.

Presentation materials, including a video, are available upon request.

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