3 rooms in Old Town

€320,000

Old Town · 3 rooms · 51 m² in size



Key details

Surface area	**51 m²**
Rooms	**3**
Annual charges	**€1,412 /yr**

DPE (Energy) **D**

Lowest: A
Highest: G

A
B
C
D ✓
E
F
G

GES (Emissions) **B**

Lowest: A
Highest: G

A
B ✓
C
D
E
F
G

Description

Discover a charming 51 m² apartment in the heart of Vieux-Nice, just steps away from the Palais de Justice. This delightful three-room property is situated on the penultimate floor of a traditional Niçois building. It boasts a highly desirable layout with a welcoming living area and two separate bedrooms, providing a clear distinction between living and sleeping spaces. A well-appointed shower room completes the interior.

The apartment's prime location in one of Nice's most iconic and sought-after neighborhoods offers vibrant and authentic surroundings. You'll find yourself within easy walking distance of shops, restaurants, public transport, the famous Cours Saleya, the Promenade des Anglais, and the sea. This central setting makes it an excellent choice for rental investment, appealing to students, young professionals, or those seeking a pied-à-terre in the heart of Nice.

Whether you're looking for a primary residence, a holiday home, or a sound investment, this apartment ticks all the boxes. It combines a prestigious address in Vieux-Nice, a high floor position, and a functional layout with two bedrooms. Don't miss this opportunity to explore a beautiful property in the heart of Vieux-Nice.

The property is part of a co-ownership comprising 8 lots, with no ongoing legal proceedings as per Article L. 721-1 of the French Construction and Housing Code. The average monthly management cost is €117.67, amounting to €1,412 annually. Agency fees are covered by the seller.

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