3 rooms in Old Town

€269,000

Old Town · 3 rooms · 46 m² in size



Key details

Surface area	**46 m²**
Rooms	**3**
Annual charges	**€1,320 /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

In the heart of Vieux Nice on Rue du Moulin, this charming apartment is set within a beautifully maintained Niçois building dating back to 1850. Perched on the fifth and final floor, this 46 square meter, three-room furnished apartment is in excellent condition and features carefully chosen amenities. The layout includes an entrance hall, a bright living room with a fully equipped open kitchen, two bedrooms, a bathroom, and separate toilet facilities.

The apartment offers a pleasant living environment, combining tranquility and abundant natural light in one of Nice's most sought-after neighborhoods. It is conveniently located close to the beaches, Place Masséna, the tramway, the Coulée Verte, and a variety of local amenities.

The monthly rent is €1,295, including charges, with the property available from June 30, 2026, following the current tenant's departure notice. The co-ownership permits seasonal rentals, presenting a strong potential for profitability depending on the rental strategy.

Energy efficiency rating: D
Number of lots in the co-ownership: 9

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