3 rooms in Old Town

€255,000

Old Town · 3 rooms · 29 m² in size

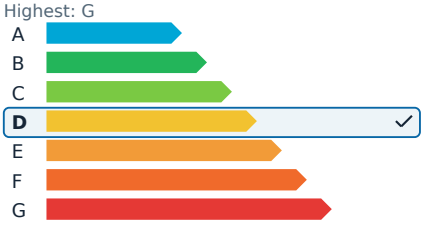


Key details

Surface area	**29 m²**
Rooms	**3**
Annual charges	**€528 /yr**

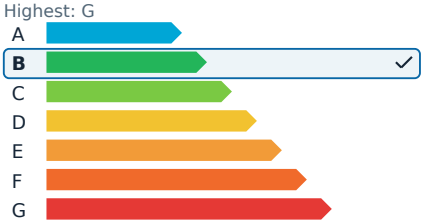
DPE (Energy) **D**

Lowest: A
Highest: G



GES (Emissions) **B**

Lowest: A
Highest: G



Description

This 29 square meter studio apartment in the heart of Nice's city center offers a thoughtfully designed living space. It features one bedroom and a mezzanine, comfortably accommodating 4 to 6 people. Recently renovated, the apartment boasts a reversible air conditioning system and low maintenance costs. It is sold fully equipped, making it an ideal investment opportunity with a rental yield of 12 to 14%, translating to an annual rental income of 30,000 to 35,000 euros. The apartment's location ensures tranquility with a window overlooking the courtyard, providing a peaceful retreat amidst the bustling city. Proximity to the beaches adds to its appeal.

The property is part of a co-ownership comprising 30 lots. The monthly management cost is 44 euros. There are no ongoing legal proceedings. The agency fees are covered by the seller.

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