4 rooms in Carre d'Argent

€318,000

Carre d'Argent · 4 rooms · 70 m² in size



Key details

Surface area	**70 m²**
Rooms	**4**
Floor	**1st**
Terrace	**Yes**
Annual charges	**€1,560 /yr**

DPE (Energy) **D**

Lowest: A
Highest: G

A	
B	
C	
D	✓
E	
F	
G	

GES (Emissions) **A**

Lowest: A
Highest: G

A	✓
B	
C	
D	
E	
F	
G	

Description

This charming four-room apartment, offering 70.64 square meters of space, is situated in the Riquier area. It holds significant potential for enhancement following a renovation. Positioned on the first floor of a traditional three-story Niçois building, the apartment includes three bedrooms, a living room that opens onto a spacious terrace, and a separate kitchen with access to the same terrace. Additionally, there is a bathroom with a toilet. The apartment benefits from a west-facing orientation, inviting plenty of natural light.

The property is ideally located just a short walk from local shops and public transportation, making daily errands and commutes convenient. This is a great opportunity for those looking to customize a home to their liking.

Agency fees of 6.00% including tax are to be paid by the buyer. The co-ownership comprises 9 lots, including 6 residential units. The annual charges amount to 1,560 euros.

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