Studio apartment in Carre d'Argent

€175,000

Carre d'Argent · Studio · 23 m² in size

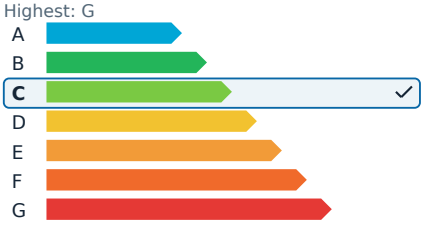


Key details

Surface area	**23 m²**
Bedrooms	**Studio**
Floor	**4th**
Lift	**Yes**
Outside space	**No**
Monthly charges	**€80 /mo**

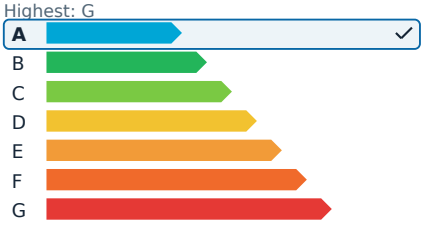
DPE (Energy) **C**

Lowest: A
Highest: G



GES (Emissions) **A**

Lowest: A
Highest: G



Description

Discover a charming studio apartment in the heart of Nice, nestled within the prestigious Belle Époque building, L'Escurial. This historical building, dating back to 1900, is located at 15 avenue Georges Clemenceau, just steps away from the bustling avenue Jean Médecin. The studio is positioned on the fourth floor of a five-story building and offers a central location that is highly sought after.

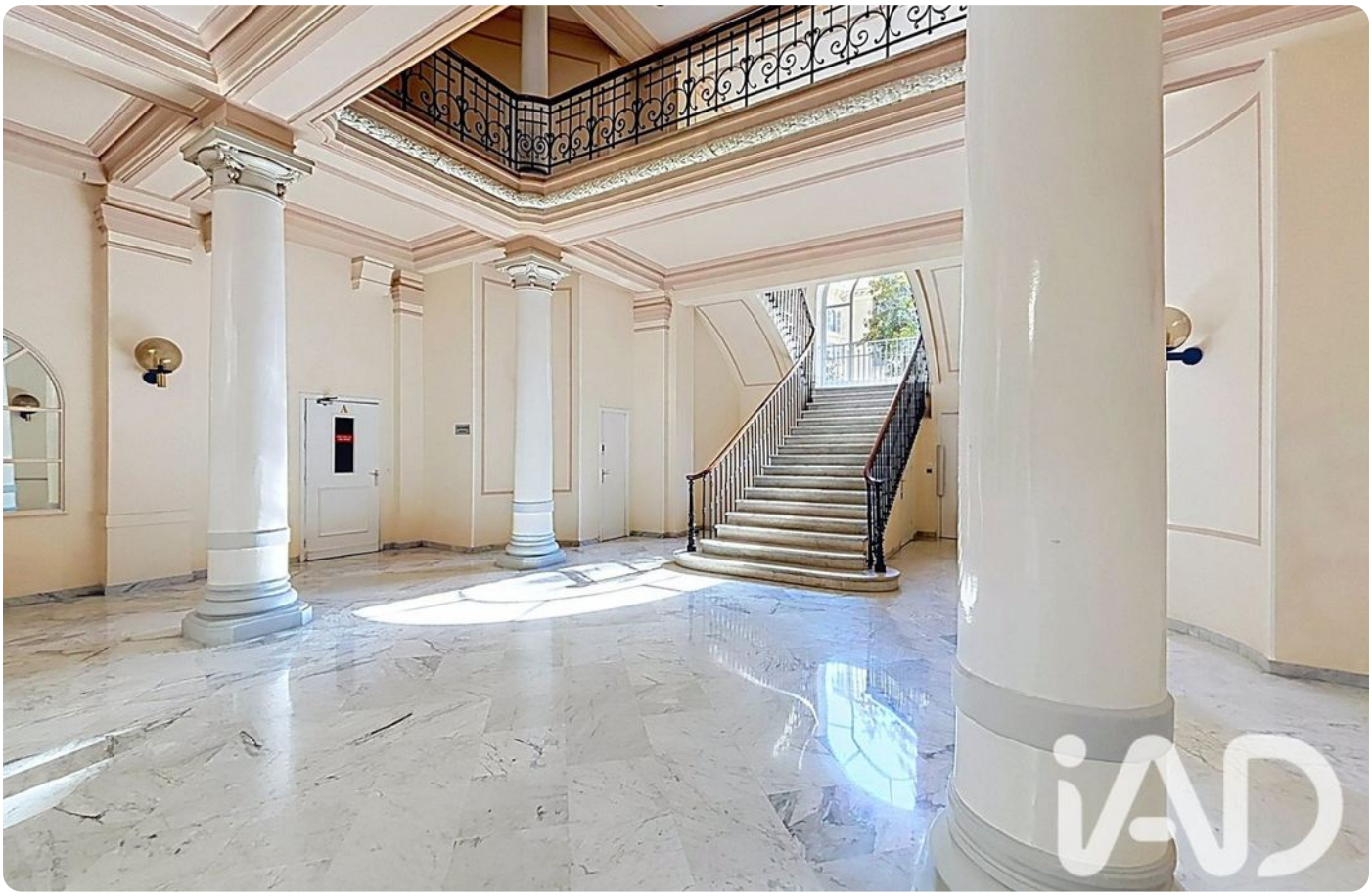
The apartment features an entrance with a storage closet, a main living area, a kitchenette, and a bathroom with a toilet. It is equipped with double glazing and includes a cellar, a valuable asset in the city center. The location is ideal, with close proximity to shops, restaurants, the Nice Étoile tramway station, and just a short walk from the Nice-Ville train station. This property is perfect for a pied-à-terre in Nice, a first-time purchase, or a rental investment. It offers a unique opportunity to own a piece of real estate in a building that combines architectural charm with urban living.

This property is part of a co-ownership of 132 lots. There are no ongoing legal proceedings related to the property. The monthly management cost is €80. Agency fees are the responsibility of the seller.

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