

Top floor 2 room, architect designed, apartment 80m . Balconies 4m in Libération district.



INFORMATION

Town:	Nice
Department:	Alpes-Maritimes
Bed:	1
Bath:	1
Floor:	80 m2
Plot Size:	0 m2

IN BRIEF

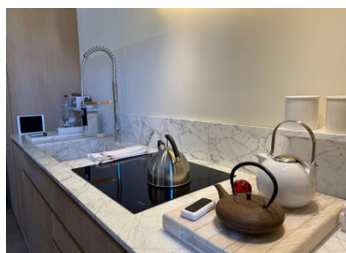
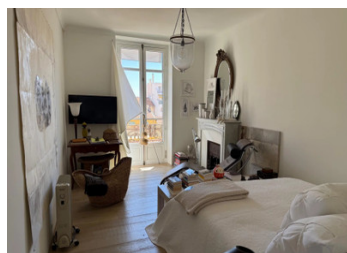
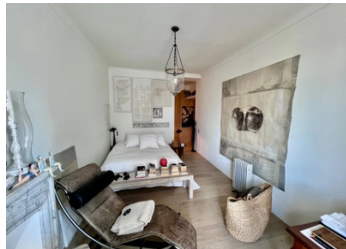
This apartment was designed by a renowned architect who blended a style of elegance and refinement.

In the heart of Nice, close to shops, restaurants, cinemas, urban entertainment, and public transportation.

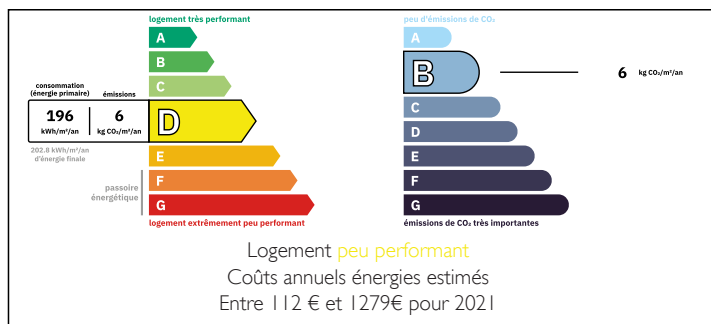
In this bourgeois building, the apartments have high ceilings.

(See the condominium: possibility of purchasing part of the attic).

The work on the common areas has been approved and paid for.

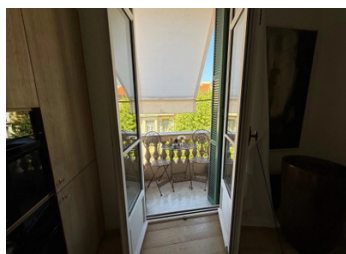


ENERGY - DPE



NB. Quoted prices relate to euro transactions. Fluctuations in exchange rates are not the responsibility of the agency or those representing it. The agency and its representatives are not authorised to make or give guarantees relating to the property. These particulars do not form part of any contract but are to be taken as a general representation of the property. Any areas, measurements or distances are approximate. Text, photographs and plans, where applicable, are for guidance only. Leggett and its representatives have not tested services, equipment or facilities and cannot guarantee the same.

Particulars for off-plan purchases are intended as a guide only. Final finishes to the property may vary. Purchasers are advised to engage a solicitor to check the plans and specifications as laid out in their purchase contract with the developer.



DESCRIPTION

The flooring and kitchen cabinets are made of solid oak, designed by a cabinetmaker from the Compagnons du Devoir.

The apartment features a living room with two beautiful fireplaces, a large, quiet bedroom, an open-plan, fully equipped kitchen (custom-designed in oak), a large dressing room, a bathroom, and a toilet.

Two balconies with space for a table and two chairs offer unobstructed views of the hills of Nice.

The apartment has a large cellar.

Information about risks to which this property is exposed is available on the Géorisques website : <https://www.georisques.gouv.fr>

LOCAL TAXES

Taxe foncière: 967 EUR

NOTES