

360 000 €

For sale apartment

3 rooms

Surface : 70 m²

Surface of the living : 15 m²

Year of construction : 1970

Exposition : Sud ouest

View : Jardin

Hot water : Collective

Inner condition : good

Standing : semi-luxury

Building condition : good

Features :

cellar, gated, double glazing, near school
and amenities, caretaker, lift, air
conditioning, electric shutters

2 bedroom

2 terraces

1 bathroom

1 WC

1 garage

1 cellar

Legal information

360 000 €

Fees paid by the owner, well
condominium(100 lots in the
condominium), annual current expenses
2 820 € (235 € monthly), no current
procedure, information on the risks to which
this property is exposed is available on
georisques.gouv.fr



Apartment 4868 Nice

NAPOLEON III / 3 ROOMS / FLOOR / SOUTH-WEST / TERRACE / CROSSING / CELLAR. Charming 3-room apartment located in the Napoléon 3 and Raoul Dufy district. The apartment, with a surface area of 70m², is located on the first floor of a very popular building in this area. currently, it benefits from a double living room, a very beautiful bedroom of 15 m², a separate and equipped kitchen, two terraces of 10 m² each, one overlooking the magnificent garden of the condominium the other with a south west exposure. Secure and guarded residence close to schools and all amenities on foot. Services: double glazing, air conditioning. Possibility of acquiring an automatic garage door in addition to the price. This property is offered to you by the Cot'ouest real estate Promenade group on 04.92.09.77.20

Energy class (dpe) : C - Emission of greenhouse gases (ges) : C
Estimated annual energy between 520 and 770 € (reference year 2021)
Document non contractuel - 10/05/2024



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Carte professionnelle n°5704 T Préfecture des Alpes Maritimes - RCS NICE B 451 688 949

Code NAF 6831 Z - CGAIM montant de 120 000 € - 89, rue de la Boétie, 75008 Paris - Document non contractuel - *prix H.A.I.